

Tarrant Appraisal District

Property Information | PDF

Account Number: 00580449

Latitude: 32.714696011 Longitude: -97.3716113739

**TAD Map:** 2036-380 **MAPSCO:** TAR-075V



City:

Georeference: 7820--31R

Subdivision: COLONIAL PARK ADDITION-FW

Neighborhood Code: 4T001B

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This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

Legal Description: COLONIAL PARK ADDITION-

FW Lot 31R

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

FORT WORTH ISD (905)

State Code: A Year Built: 1947

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2024 Notice Value: \$814,969

Protest Deadline Date: 5/24/2024

Site Number: 00580449

Site Name: COLONIAL PARK ADDITION-FW-31R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,866
Percent Complete: 100%

Land Sqft\*: 18,753 Land Acres\*: 0.4305

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

 Current Owner:
 Deed Date: 12/8/2006

 MORSE GREG D
 Deed Volume: 0000000

 Primary Owner Address:
 Deed Page: 0000000

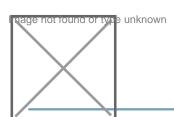
 2603 SIMONDALE DR
 Instrument: D206386554

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRESSMAN ARTHUR	12/31/1900	00000000000000	0000000	0000000

## **VALUES**

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2023	\$180,836	\$463,154	\$643,990	\$643,990
2022	\$132,197	\$463,199	\$595,396	\$595,396
2021	\$87,051	\$475,000	\$562,051	\$562,051
2020	\$109,479	\$475,000	\$584,479	\$584,479
0	\$0	\$0	\$0	\$0

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.