



Address: [1504 CHERRY LN](#)
City: COLLEYVILLE
Georeference: 7860--3
Subdivision: COMMUNITY HOME ADDITION
Neighborhood Code: 3C030A

Latitude: 32.8848130299
Longitude: -97.1444564351
TAD Map: 2108-440
MAPSCO: TAR-040J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COMMUNITY HOME ADDITION
Lot 3

Jurisdictions:

CITY OF COLLEYVILLE (005)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00844)

Notice Sent Date: 4/15/2025

Notice Value: \$1,664,168

Protest Deadline Date: 5/24/2024

Site Number: 00582220

Site Name: COMMUNITY HOME ADDITION-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 6,032

Percent Complete: 100%

Land Sqft^{*}: 42,706

Land Acres^{*}: 0.9803

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

SPEIGHT MATT
SPEIGHT SUZAN M

Primary Owner Address:

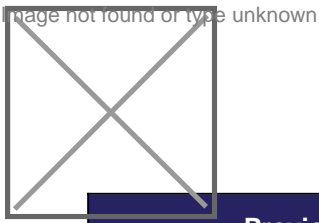
1504 CHERRY LN
COLLEYVILLE, TX 76034

Deed Date: 1/7/2015

Deed Volume:

Deed Page:

Instrument: [D215006687](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
SPEIGHT CONSTRUCTION LTD	5/21/2013	D213130634	0000000	0000000
DAVIS ALAN T;DAVIS MARY C	7/24/2008	D208297607	0000000	0000000
LARRY STEWART CUSTOM HOMES LP	9/8/2005	D205270519	0000000	0000000
DOWNES ROBERT A	12/31/1900	000000000000000	0000000	0000000

VALUES

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	\$1,335,109	\$322,060	\$1,657,169	\$1,657,169
2024	\$1,342,108	\$322,060	\$1,664,168	\$1,620,930
2023	\$1,347,664	\$322,060	\$1,669,724	\$1,473,573
2022	\$1,116,940	\$322,060	\$1,439,000	\$1,339,612
2021	\$923,709	\$294,120	\$1,217,829	\$1,217,829
2020	\$923,709	\$294,120	\$1,217,829	\$1,217,829

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

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

EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

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.