



Address: [4613 MANNING DR](#)
City: COLLEYVILLE
Georeference: 40080-3-7
Subdivision: STAFFORD HEIGHTS SUBDIVISION
Neighborhood Code: 3C040M

Latitude: 32.8776405317
Longitude: -97.1433997969
TAD Map: 2108-440
MAPSCO: TAR-040N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: STAFFORD HEIGHTS
SUBDIVISION Block 3 Lot 7

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$1,605,126

Protest Deadline Date: 5/24/2024

Site Number: 02946912

Site Name: STAFFORD HEIGHTS SUBDIVISION-3-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,235

Percent Complete: 100%

Land Sqft^{*}: 37,383

Land Acres^{*}: 0.8581

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

HAMMONS MATTHEW
HAMMONS ELISABET

Primary Owner Address:

4613 MANNING DR
COLLEYVILLE, TX 76034-4218

Deed Date: 3/21/2012

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D212069581](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DARROW CHERYL;DARROW KENNETH R	7/30/1997	00128610000516	0012861	0000516
RAY MYRNA L;RAY ROBERT LYNN	2/15/1989	00096180000413	0009618	0000413
MILLER DAVID;MILLER KATHY	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	\$1,301,396	\$303,730	\$1,605,126	\$1,105,031
2024	\$1,301,396	\$303,730	\$1,605,126	\$1,004,574
2023	\$1,209,710	\$303,730	\$1,513,440	\$913,249
2022	\$660,500	\$303,730	\$964,230	\$830,226
2021	\$497,291	\$257,460	\$754,751	\$754,751
2020	\$499,421	\$257,460	\$756,881	\$756,881

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.