



**Address:** [1013 LAVACA TR](#)  
**City:** COLLEYVILLE  
**Georeference:** 23668-1-4  
**Subdivision:** LAVACA TRAIL ADDITION  
**Neighborhood Code:** 3C500A

**Latitude:** 32.8978751244  
**Longitude:** -97.1828611511  
**TAD Map:** 2096-448  
**MAPSCO:** TAR-039A



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** LAVACA TRAIL ADDITION Block  
1 Lot 4 HS PER PLAT 388-141 PG 100

<b>Jurisdictions:</b>	<b>Site Number:</b> 04420160
CITY OF COLLEYVILLE (005)	<b>Site Name:</b> LAVACA TRAIL ADDITION 1 4 HS PER PLAT 388-141 PG 100
TARRANT COUNTY (220)	<b>Site Class:</b> A1 - Residential - Single Family
TARRANT COUNTY HOSPITAL (224)	<b>Parcels:</b> 1
TARRANT COUNTY COLLEGE (228)	<b>Approximate Size<sup>+++</sup>:</b> 1,946
KELLER ISD (907)	<b>Percent Complete:</b> 100%
<b>State Code:</b> E	<b>Land Sqft<sup>*</sup>:</b> 43,560
<b>Year Built:</b> 1981	<b>Land Acres<sup>*</sup>:</b> 1.0000
<b>Personal Property Account:</b> N/A	<b>Pool:</b> N
<b>Agent:</b> None	
<b>Protest Deadline Date:</b> 5/24/2024	

+++ Rounded.  
  
\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

<b>Current Owner:</b> PHILIPP ANDREW PHILIPP REBEKAH	<b>Deed Date:</b> 4/15/2025
<b>Primary Owner Address:</b> 1013 LAVACA TRL COLLEYVILLE, TX 76034	<b>Deed Volume:</b>
	<b>Deed Page:</b>
	<b>Instrument:</b> <a href="#">D225063426</a>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FEGAN DENNIS J	2/20/2015	<a href="#">D215037551</a>		
RUGGERE JUDY	7/15/2002	00158240000266	0015824	0000266
MARTIN ETAL;MARTIN LEWIS E	10/23/2001	00152220000306	0015222	0000306
MARTIN ETAL;MARTIN LEWIS	4/22/1999	00137790000484	0013779	0000484
MARTIN BONNIE J;MARTIN LEWIS E	3/9/1983	00074610002267	0007461	0002267

## 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 <sup>+</sup>
2025	\$383,059	\$308,750	\$691,809	\$691,809
2024	\$383,059	\$308,750	\$691,809	\$691,809
2023	\$331,963	\$308,750	\$640,713	\$640,713
2022	\$226,650	\$308,750	\$535,400	\$535,400
2021	\$155,000	\$225,000	\$380,000	\$380,000
2020	\$193,499	\$225,000	\$418,499	\$418,499

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

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.