



Address: [300 QUAIL RUN](#)
City: COLLEYVILLE
Georeference: 12865--3
Subdivision: ERICKSON SUBDIVISION
Neighborhood Code: 3X010C

Latitude: 32.862811813
Longitude: -97.164588793
TAD Map: 2102-432
MAPSCO: TAR-039Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ERICKSON SUBDIVISION Lot 3

Jurisdictions:

- CITY OF COLLEYVILLE (005)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- HURST-EULESS-BEDFORD ISD (916)

State Code: A

Year Built: 1987

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 04648021
Site Name: ERICKSON SUBDIVISION-3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,097
Percent Complete: 100%
Land Sqft^{*}: 87,555
Land Acres^{*}: 2.0100
Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

CARLSON SCOTT A
CARLSON LISA R

Primary Owner Address:

300 QUAIL RUN
COLLEYVILLE, TX 76034-8666

Deed Date: 5/30/2008
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D208227108](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRAY FRANCES ANN;GRAY JAMES C	8/6/1998	00133660000437	0013366	0000437
MONKS FRED SR;MONKS MARY	8/2/1984	00079100001164	0007910	0001164
GERALD RERICKSON	12/31/1900	00000000000000	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	\$472,568	\$376,500	\$849,068	\$849,068
2024	\$472,568	\$376,500	\$849,068	\$848,645
2023	\$476,379	\$376,500	\$852,879	\$771,495
2022	\$571,512	\$201,000	\$772,512	\$701,359
2021	\$576,047	\$201,000	\$777,047	\$637,599
2020	\$451,868	\$201,000	\$652,868	\$579,635

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.