



**Address:** [7333 S COLONIAL DR](#)  
**City:** FOREST HILL  
**Georeference:** 17800-A-11  
**Subdivision:** HERITAGE HEIGHTS ADDITION  
**Neighborhood Code:** A1F020P

**Latitude:** 32.6469343388  
**Longitude:** -97.2703158431  
**TAD Map:** 2066-356  
**MAPSCO:** TAR-106C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HERITAGE HEIGHTS ADDITION  
Block A Lot 11

**Jurisdictions:**

CITY OF FOREST HILL (010)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EVERMAN ISD (904)

**State Code:** A

**Year Built:** 2020

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/24/2024

**Site Number:** 04767586

**Site Name:** HERITAGE HEIGHTS ADDITION-A-11

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,284

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 4,567

**Land Acres<sup>\*</sup>:** 0.1048

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

DANG NAM MINH  
TRAN DIEP NGOC

**Primary Owner Address:**

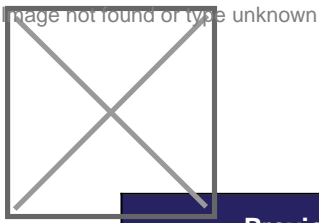
839 ROARING SPRINGS RD  
GRAND PRAIRIE, TX 75052

**Deed Date:** 5/9/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223079722](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
A&D REAL ESTATE HOLDING LLC	1/20/2016	<a href="#">D216013239</a>		
DAVIS BOBBY	7/25/1994	00116830001825	0011683	0001825
BLUE GRASS LEASING & DEV	7/22/1994	00116710001650	0011671	0001650
CROSS LESLEY M	4/12/1993	00111360000871	0011136	0000871
ARLINGTON SAVINGS ASSN	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 <sup>+</sup>
2025	\$171,968	\$30,000	\$201,968	\$201,968
2024	\$171,968	\$30,000	\$201,968	\$201,968
2023	\$172,402	\$30,000	\$202,402	\$202,402
2022	\$133,243	\$5,000	\$138,243	\$138,243
2021	\$133,577	\$5,000	\$138,577	\$138,577
2020	\$0	\$5,000	\$5,000	\$5,000

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.