



Address: [816 CENTRAL DR](#)
City: COLLEYVILLE
Georeference: 33635-2-2
Subdivision: RATLIFF ADDITION
Neighborhood Code: 3C800A

Latitude: 32.8875964828
Longitude: -97.1555315513
TAD Map: 2102-444
MAPSCO: TAR-039M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RATLIFF ADDITION Block 2 Lot 2

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: 1984
Personal Property Account: N/A
Agent: CHANDLER CROUCH (11730)
Notice Sent Date: 4/15/2025
Notice Value: \$430,947
Protest Deadline Date: 5/24/2024

Site Number: 05102022
Site Name: RATLIFF ADDITION-2-2
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,786
Percent Complete: 100%
Land Sqft^{*}: 33,328
Land Acres^{*}: 0.7651
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:
LALA FAMILY TRUST
Primary Owner Address:
816 CENTRAL DR
COLLEYVILLE, TX 76034

Deed Date: 12/11/2018
Deed Volume:
Deed Page:
Instrument: [D218272660](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LALA MARLENE	7/31/1989	00096640001032	0009664	0001032
RAINE TIMOTHY M	8/18/1987	00094850000273	0009485	0000273
RAINE MELINDA;RAINE TIMOTHY M	3/4/1985	00081060001507	0008106	0001507
RCA BLDRS	12/7/1983	00076850001435	0007685	0001435
T & M DEVELOPMENT	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	\$141,182	\$289,765	\$430,947	\$351,193
2024	\$141,182	\$289,765	\$430,947	\$319,266
2023	\$312,327	\$289,765	\$602,092	\$290,242
2022	\$271,229	\$289,765	\$560,994	\$263,856
2021	\$218,805	\$229,530	\$448,335	\$239,869
2020	\$209,239	\$229,530	\$438,769	\$218,063

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.