



Address: [4003 FAIR HILL CT](#)
City: COLLEYVILLE
Georeference: 41345-5-7
Subdivision: TARA PLANTATION ADDITION
Neighborhood Code: 3C040B

Latitude: 32.8701820553
Longitude: -97.1462849134
TAD Map: 2108-436
MAPSCO: TAR-040S



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

PROPERTY DATA

Legal Description: TARA PLANTATION ADDITION
Block 5 Lot 7

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: 1984

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05128706

Site Name: TARA PLANTATION ADDITION-5-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,924

Percent Complete: 100%

Land Sqft^{*}: 21,966

Land Acres^{*}: 0.5042

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:

PATRIOT MANAGEMENT SERVICES LLC

Primary Owner Address:

4003 FAIR HILL CT
COLLEYVILLE, TX 76034

Deed Date: 5/15/2020

Deed Volume:

Deed Page:

Instrument: [D220112576](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RAGUSA CO-TRUSTEE ELIZABETH MARIE;RAGUSA JOSEPH DOMINCK CO-TRUSTEE	7/10/2017	D217241295		
RAGUSA ELIZABETH MARIE;RAGUSA JOSEPH DOMINICK JR	4/16/2016	2016000012164		
BALDWIN ELIZABETH;RAGUSA JOSEPH D JR	3/14/2016	D216057412		
BALDWIN ELIZABETH	5/11/2012	000000000000000	0000000	0000000
BLOWERS ELIZABETH;BLOWERS THOMAS	9/14/2011	D211224044	0000000	0000000
WESSEL DEBRA WHITFIELD;WESSEL RICK	7/26/1993	00111770001628	0011177	0001628
LIPSON DAVID;LIPSON ROSE M	2/19/1992	00105420000973	0010542	0000973
CASLER LINDA;CASLER RONNIE	8/28/1984	00079330001611	0007933	0001611
LARRY COLE DEVELOPMENT CO INC	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	\$387,820	\$250,645	\$638,465	\$638,465
2024	\$387,820	\$250,645	\$638,465	\$638,465
2023	\$416,788	\$250,645	\$667,433	\$667,433
2022	\$342,083	\$250,645	\$592,728	\$592,728
2021	\$340,037	\$151,290	\$491,327	\$491,327
2020	\$295,587	\$151,290	\$446,877	\$446,877

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

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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.