



**Address:** [304 COVINGTON WAY W](#)  
**City:** COLLEYVILLE  
**Georeference:** 26493C-9-2  
**Subdivision:** MONTICELLO ADDITION-COLLEYVILLE  
**Neighborhood Code:** 3C600E

**Latitude:** 32.9175794404  
**Longitude:** -97.1706160935  
**TAD Map:** 2096-452  
**MAPSCO:** TAR-025T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MONTICELLO ADDITION-COLLEYVILLE Block 9 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:** 1991

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$1,035,885

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

**Site Number:** 06433251

**Site Name:** MONTICELLO ADDITION-COLLEYVILLE-9-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,878

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 20,000

**Land Acres<sup>\*</sup>:** 0.4591

**Pool:** Y

<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:**

EUBANKS AARON CHRISTIAN

**Primary Owner Address:**

304 COVINGTON WAY  
COLLEYVILLE, TX 76034

**Deed Date:** 3/21/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218070535](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EUBANKS AARON;EUBANKS KELLY	5/12/2016	<a href="#">D216100708</a>		
BOGAN JOSEPH F JR	9/20/2010	<a href="#">D210233131</a>	0000000	0000000
MITCHELL ROBERT P	5/26/2004	<a href="#">D204166551</a>	0000000	0000000
YAFFA LARRY;YAFFA LINDA M	6/6/1991	00102820000638	0010282	0000638
GETTYS CUSTOM HOMES INC	11/26/1990	00101080000385	0010108	0000385
HILLS OF MONTICELLO INC	1/1/1990	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 <sup>+</sup>
2025	\$806,335	\$229,550	\$1,035,885	\$1,035,885
2024	\$806,335	\$229,550	\$1,035,885	\$1,034,732
2023	\$879,133	\$229,550	\$1,108,683	\$940,665
2022	\$639,523	\$229,550	\$869,073	\$855,150
2021	\$639,679	\$137,730	\$777,409	\$777,409
2020	\$587,401	\$137,730	\$725,131	\$725,131

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.