



**Address:** [2408 TWELVE OAKS LN](#)  
**City:** COLLEYVILLE  
**Georeference:** 36607-1-17  
**Subdivision:** ROSS DOWNS ESTATES  
**Neighborhood Code:** 3C020S

**Latitude:** 32.9064425848  
**Longitude:** -97.1291694011  
**TAD Map:** 2108-448  
**MAPSCO:** TAR-040C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ROSS DOWNS ESTATES Block  
1 Lot 17

**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:** 1992

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$823,403

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

**Site Number:** 06492363

**Site Name:** ROSS DOWNS ESTATES-1-17

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,851

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 21,205

**Land Acres<sup>\*</sup>:** 0.4867

**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:**

ORLER JOHN J  
ORLER GERALDINE

**Primary Owner Address:**

2408 TWELVE OAKS LN  
COLLEYVILLE, TX 76034-5642

**Deed Date:** 6/3/1992

**Deed Volume:** 0010660

**Deed Page:** 0000715

**Instrument:** 00106600000715



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GARY PANNO INC	3/18/1992	00105790000985	0010579	0000985
OWEN E R	1/1/1991	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	\$580,003	\$243,400	\$823,403	\$708,447
2024	\$580,003	\$243,400	\$823,403	\$644,043
2023	\$519,629	\$243,400	\$763,029	\$585,494
2022	\$440,939	\$243,400	\$684,339	\$532,267
2021	\$373,879	\$110,000	\$483,879	\$483,879
2020	\$382,916	\$110,000	\$492,916	\$492,916

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.