



**Address:** [6601 BEDDO CT](#)  
**City:** COLLEYVILLE  
**Georeference:** 36607-3-26  
**Subdivision:** ROSS DOWNS ESTATES  
**Neighborhood Code:** 3C020S

**Latitude:** 32.9042552028  
**Longitude:** -97.133233729  
**TAD Map:** 2108-448  
**MAPSCO:** TAR-040B



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  
3 Lot 26

**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:** 1994

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Notice Value:** \$680,863

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

**Site Number:** 06521266

**Site Name:** ROSS DOWNS ESTATES-3-26

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,096

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,320

**Land Acres<sup>\*</sup>:** 0.2369

**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:**

AVRAMESCU SABI  
AVRAMESCU ANNA O

**Primary Owner Address:**

6601 BEDDO CT  
COLLEYVILLE, TX 76034-5662

**Deed Date:** 4/18/1994

**Deed Volume:** 0011550

**Deed Page:** 0000395

**Instrument:** 00115500000395

| Previous Owners          | Date       | Instrument      | Deed Volume | Deed Page |
|--------------------------|------------|-----------------|-------------|-----------|
| MARQUIS HOMES INC        | 11/19/1993 | 00113460001914  | 0011346     | 0001914   |
| E R O DEVELOPMENT CO INC | 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 | \$562,413          | \$118,450   | \$680,863    | \$678,345                    |
| 2024 | \$562,413          | \$118,450   | \$680,863    | \$616,677                    |
| 2023 | \$496,332          | \$118,450   | \$614,782    | \$560,615                    |
| 2022 | \$426,652          | \$118,450   | \$545,102    | \$509,650                    |
| 2021 | \$353,318          | \$110,000   | \$463,318    | \$463,318                    |
| 2020 | \$359,449          | \$110,000   | \$469,449    | \$469,449                    |

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.