



**Address:** [6614 CARRIAGE DR](#)  
**City:** COLLEYVILLE  
**Georeference:** 36607-9-9  
**Subdivision:** ROSS DOWNS ESTATES  
**Neighborhood Code:** 3C020S

**Latitude:** 32.9052990269  
**Longitude:** -97.1358061491  
**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  
9 Lot 9

**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:** 1993  
**Personal Property Account:** N/A  
**Agent:** None  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$645,007  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 06522238  
**Site Name:** ROSS DOWNS ESTATES-9-9  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,454  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 12,496  
**Land Acres<sup>\*</sup>:** 0.2868  
**Pool:** Y

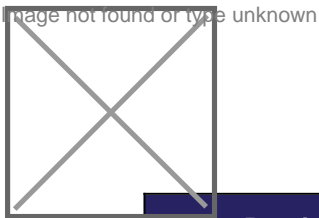
+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
DUFFY MARK  
DUFFY MARGARET  
**Primary Owner Address:**  
6614 CARRIAGE DR  
COLLEYVILLE, TX 76034-5757

**Deed Date:** 7/21/1993  
**Deed Volume:** 0011162  
**Deed Page:** 0000212  
**Instrument:** 00111620000212



Previous Owners	Date	Instrument	Deed Volume	Deed Page
J B SANDLIN BUILDING CORP	11/21/1991	00104520002332	0010452	0002332
SANDLIN J B	11/20/1991	00104520002229	0010452	0002229
E R O DEVELOPMENT CO INC	1/1/1991	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	\$501,557	\$143,450	\$645,007	\$625,649
2024	\$501,557	\$143,450	\$645,007	\$568,772
2023	\$448,085	\$143,450	\$591,535	\$517,065
2022	\$376,690	\$143,450	\$520,140	\$470,059
2021	\$317,326	\$110,000	\$427,326	\$427,326
2020	\$323,441	\$110,000	\$433,441	\$433,441

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.