



Address: [1600 KINGSWOOD LN](#)
City: COLLEYVILLE
Georeference: 22741-1-6
Subdivision: KINGSWOOD ESTATES-COLLEYVILLE
Neighborhood Code: 3C020K

Latitude: 32.8899865483
Longitude: -97.1436968237
TAD Map: 2108-444
MAPSCO: TAR-040E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: KINGSWOOD ESTATES-COLLEYVILLE Block 1 Lot 6

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: 1997

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$857,205

Protest Deadline Date: 5/24/2024

Site Number: 06627854

Site Name: KINGSWOOD ESTATES-COLLEYVILLE-1-6

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,726

Percent Complete: 100%

Land Sqft^{*}: 20,039

Land Acres^{*}: 0.4600

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

SAIYED FARID
SAIYED RAANA

Primary Owner Address:

1600 KINGSWOOD LN
COLLEYVILLE, TX 76034-5582

Deed Date: 12/12/2003

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D203469761](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRUDENTAIL RESIDENTIAL SVCS LP	6/12/2003	D203323742	0017135	0000262
ASBILL JANET;ASBILL STEVEN W	3/26/1998	00131690000522	0013169	0000522
ESTATE CUSTOM HOMES INC	5/2/1997	00127620000603	0012762	0000603
M T PROPERTIES INC	1/1/1993	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 ⁺
2025	\$627,205	\$230,000	\$857,205	\$839,212
2024	\$627,205	\$230,000	\$857,205	\$762,920
2023	\$565,997	\$230,000	\$795,997	\$693,564
2022	\$478,311	\$230,000	\$708,311	\$630,513
2021	\$435,194	\$138,000	\$573,194	\$573,194
2020	\$437,311	\$138,000	\$575,311	\$575,311

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.