



Address: [1509 ROYAL LN](#)
City: COLLEYVILLE
Georeference: 22741-3-5
Subdivision: KINGSWOOD ESTATES-COLLEYVILLE
Neighborhood Code: 3C020K

Latitude: 32.8879268642
Longitude: -97.1440399646
TAD Map: 2108-444
MAPSCO: TAR-040J



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 3 Lot 5

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: None

Notice Sent Date: 4/15/2025

Notice Value: \$892,782

Protest Deadline Date: 5/24/2024

Site Number: 06628257

Site Name: KINGSWOOD ESTATES-COLLEYVILLE-3-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,722

Percent Complete: 100%

Land Sqft^{*}: 20,018

Land Acres^{*}: 0.4595

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:

HOFF ALEXANDER C
HOFF KELLY

Primary Owner Address:

1509 ROYAL LN
COLLEYVILLE, TX 76034-5585

Deed Date: 6/23/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211151569](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FLEMING CHARLES E;FLEMING SHERI	7/23/2001	00150390000338	0015039	0000338
SILVERBERG AL;SILVERBERG CARLA	5/8/1996	00123650000557	0012365	0000557
SOVEREIGN TEXAS HOMES LTD	1/16/1996	00122670001604	0012267	0001604
SOVEREIGN HOMES CORP	4/27/1994	00115610000052	0011561	0000052
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	\$662,982	\$229,800	\$892,782	\$872,628
2024	\$662,982	\$229,800	\$892,782	\$793,298
2023	\$602,473	\$229,800	\$832,273	\$721,180
2022	\$500,761	\$229,800	\$730,561	\$655,618
2021	\$458,136	\$137,880	\$596,016	\$596,016
2020	\$494,308	\$137,880	\$632,188	\$632,188

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.