



Address: [856 COLSON DR](#)
City: ARLINGTON
Georeference: 7847-6-21
Subdivision: COLSON ESTATES ADDITION
Neighborhood Code: 1S020X

Latitude: 32.6399896055
Longitude: -97.0986468922
TAD Map: 2120-352
MAPSCO: TAR-111F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLSON ESTATES ADDITION
Block 6 Lot 21

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A

Year Built: 1996

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$247,570

Protest Deadline Date: 5/24/2024

Site Number: 06850081

Site Name: COLSON ESTATES ADDITION-6-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,157

Percent Complete: 100%

Land Sqft^{*}: 6,011

Land Acres^{*}: 0.1379

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:

NGUYEN THU

Primary Owner Address:

3301 WILLOW BROOK DR
MANSFIELD, TX 76063

Deed Date: 5/21/2013

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D213133228](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HARRIS PATSY ANN	6/13/2002	00157500000257	0015750	0000257
CHANCE MARCIE J;CHANCE SCOTT C	11/15/1996	00125920000965	0012592	0000965
HISTORY MAKER INC	10/20/1995	00121500000606	0012150	0000606
MITCHELL B N	1/1/1995	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	\$173,901	\$54,099	\$228,000	\$228,000
2024	\$193,471	\$54,099	\$247,570	\$226,108
2023	\$207,464	\$40,000	\$247,464	\$188,423
2022	\$162,646	\$40,000	\$202,646	\$171,294
2021	\$139,096	\$40,000	\$179,096	\$155,722
2020	\$122,581	\$40,000	\$162,581	\$141,565

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

There are no exemptions for this property

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.