



**Address:** [4704 PATTERSON LN](#)  
**City:** COLLEYVILLE  
**Georeference:** 32115-1-2  
**Subdivision:** PENNER ADDITION  
**Neighborhood Code:** 3C040C

**Latitude:** 32.8778567198  
**Longitude:** -97.1325405873  
**TAD Map:** 2108-440  
**MAPSCO:** TAR-040Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** PENNER ADDITION Block 1 Lot 2

**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:** 2008

**Personal Property Account:** N/A

**Agent:** TARRANT PROPERTY TAX SERVICE (00065)

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

**Notice Value:** \$2,441,403

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

**Site Number:** 07229941

**Site Name:** PENNER ADDITION-1-2

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 7,556

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 80,241

**Land Acres<sup>\*</sup>:** 1.8421

**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:**

ASHAI DAUD H  
ASHAI TALAT F

**Primary Owner Address:**

4704 PATTERSON LN  
COLLEYVILLE, TX 76034-4506

**Deed Date:** 11/23/2005

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D205364735](#)

| Previous Owners               | Date      | Instrument     | Deed Volume | Deed Page |
|-------------------------------|-----------|----------------|-------------|-----------|
| ADKINS NICOLE;ADKINS ROBERT L | 7/23/2002 | 00158500000208 | 0015850     | 0000208   |
| LYLE FRANCES                  | 8/28/2001 | 00151160000124 | 0015116     | 0000124   |
| DANIELS LORI;DANIELS THOMAS G | 3/30/1999 | 00137420000094 | 0013742     | 0000094   |
| PENNER JOHN                   | 1/1/1998  | 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 | \$1,748,685        | \$451,315   | \$2,200,000  | \$2,048,297                  |
| 2024 | \$1,990,088        | \$451,315   | \$2,441,403  | \$1,862,088                  |
| 2023 | \$1,948,685        | \$451,315   | \$2,400,000  | \$1,692,807                  |
| 2022 | \$1,498,685        | \$451,315   | \$1,950,000  | \$1,538,915                  |
| 2021 | \$972,699          | \$426,315   | \$1,399,014  | \$1,399,014                  |
| 2020 | \$972,699          | \$426,315   | \$1,399,014  | \$1,399,014                  |

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.