



Address: [7309 TRIANON CT](#)
City: COLLEYVILLE
Georeference: 41305--7
Subdivision: TANGLEWOOD ADDITION-COLLEYVLE
Neighborhood Code: 3C700F

Latitude: 32.9155777763
Longitude: -97.1451819887
TAD Map: 2108-452
MAPSCO: TAR-026S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TANGLEWOOD ADDITION-
COLLEYVLE Lot 7

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: 2006

Personal Property Account: N/A

Agent: OWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$2,168,067

Protest Deadline Date: 5/24/2024

Site Number: 40001210

Site Name: TANGLEWOOD ADDITION-COLLEYVLE-7

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 8,041

Percent Complete: 100%

Land Sqft^{*}: 30,134

Land Acres^{*}: 0.6917

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:

MORAN CHRISTOPHER CHARLES
MORAN KRISTINA K

Primary Owner Address:

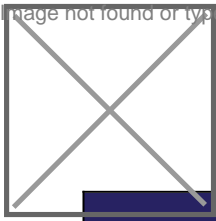
7309 TRIANON CT
COLLEYVILLE, TX 76034

Deed Date: 10/16/2024

Deed Volume:

Deed Page:

Instrument: [D224185342](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WHITWORTH MANAGEMENT LLC	12/28/2021	D222004221		
WHITWORTH J BRYAN	5/2/2019	D219099288		
HUFFMAN JERRY M;HUFFMAN MARY S	6/29/2007	D207234838	0000000	0000000
OLDFIELD FINE HOMES LLC	1/31/2006	D206047068	0000000	0000000
GOTTFREDSON LAND DEV LLC	1/1/2002	000000000000000	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	\$1,637,106	\$348,462	\$1,985,568	\$1,985,568
2024	\$1,819,605	\$348,462	\$2,168,067	\$2,168,067
2023	\$1,827,851	\$348,462	\$2,176,313	\$2,176,313
2022	\$1,801,097	\$348,462	\$2,149,559	\$2,149,559
2021	\$1,809,343	\$311,310	\$2,120,653	\$2,120,653
2020	\$1,911,773	\$311,310	\$2,223,083	\$2,223,083

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.