



Address: [713 ARCADY LN](#)
City: COLLEYVILLE
Georeference: 35295-1-16
Subdivision: ROSEWOOD VILLAS
Neighborhood Code: 3C500K

Latitude: 32.9015485916
Longitude: -97.1800055835
TAD Map: 2096-448
MAPSCO: TAR-039A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROSEWOOD VILLAS Block 1 Lot 16

Jurisdictions:

CITY OF COLLEYVILLE (005)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: A

Year Built: 2006

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$858,092

Protest Deadline Date: 5/24/2024

Site Number: 40346137

Site Name: ROSEWOOD VILLAS-1-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,287

Percent Complete: 100%

Land Sqft^{*}: 6,490

Land Acres^{*}: 0.1489

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:

ROUILLIER NORMAN
ROUILLIER ADORA

Primary Owner Address:

713 ARCADY LN
COLLEYVILLE, TX 76034-7629

Deed Date: 6/11/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213150880](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
INMAN MARGARET K	9/18/2008	D208368237	0000000	0000000
INMAN J DOUGLAS;INMAN MARGARET	11/1/2006	D206344177	0000000	0000000
GARY PANNO INC	9/15/2005	D205279760	0000000	0000000
WESTGATE VILLAS LTD	1/1/2003	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	\$708,092	\$150,000	\$858,092	\$823,864
2024	\$708,092	\$150,000	\$858,092	\$748,967
2023	\$711,439	\$130,000	\$841,439	\$680,879
2022	\$597,703	\$110,000	\$707,703	\$618,981
2021	\$452,710	\$110,000	\$562,710	\$562,710
2020	\$454,820	\$110,000	\$564,820	\$564,820

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)
- DISABLED VET 100 PCT 11.131

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.