



**Address:** [716 LOCKLEY WAY](#)  
**City:** COLLEYVILLE  
**Georeference:** 8545-A-16  
**Subdivision:** COVINGTON ADDITION  
**Neighborhood Code:** 3C500T

**Latitude:** 32.8962024817  
**Longitude:** -97.1787161841  
**TAD Map:** 2096-444  
**MAPSCO:** TAR-039E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** COVINGTON ADDITION Block A  
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:** 2008

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$1,448,807

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

**Site Number:** 41285611

**Site Name:** COVINGTON ADDITION-A-16

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 5,277

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 20,072

**Land Acres<sup>\*</sup>:** 0.4607

**Pool:** Y

<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:**

BELADI FARZAD H  
BELADI KIMBERLY A

**Primary Owner Address:**

716 LOCKLEY WAY  
COLLEYVILLE, TX 76034

**Deed Date:** 12/15/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215279667](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ADKINS MARY A;ADKINS STEPHEN D	8/4/2010	<a href="#">D210190373</a>	0000000	0000000
AMERICAN BANK NA	6/22/2010	<a href="#">D210153364</a>	0000000	0000000
GRB CONSTRUCTION INC	11/6/2007	<a href="#">D207405168</a>	0000000	0000000
COVINGTON PARTNERS LLC	1/1/2007	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 <sup>+</sup>
2025	\$1,252,967	\$195,840	\$1,448,807	\$1,448,807
2024	\$1,252,967	\$195,840	\$1,448,807	\$1,319,978
2023	\$1,258,646	\$195,840	\$1,454,486	\$1,199,980
2022	\$1,122,877	\$195,840	\$1,318,717	\$1,090,891
2021	\$836,259	\$175,000	\$1,011,259	\$991,719
2020	\$726,563	\$175,000	\$901,563	\$901,563

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.