



Address: [3309 COLLIN ST](#)
City: FORT WORTH
Georeference: 7570-1-6C
Subdivision: COBBS ORCHARD ADDITION
Neighborhood Code: 1H050D

Latitude: 32.6984465941
Longitude: -97.2771214778
TAD Map: 2066-372
MAPSCO: TAR-092C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COBBS ORCHARD ADDITION
Block 1 Lot 6C

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: C1

Year Built: 0

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$31,250

Protest Deadline Date: 5/24/2024

Site Number: 41356993

Site Name: COBBS ORCHARD ADDITION-1-6C

Site Class: C1 - Residential - Vacant Land

Parcels: 1

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 11,250

Land Acres^{*}: 0.2582

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:

TRAN HUU

Primary Owner Address:

2516 RANCHVIEW DR
GRAND PRAIRIE, TX 75052

Deed Date: 2/14/2025

Deed Volume:

Deed Page:

Instrument: [D225025359](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALVAREZ VIRGINIA	10/30/2014	D214238607		
SMEENK LANA	10/29/2014	D214238608		
GUTIERREZ GILBERT	3/26/2013	D213080935	0000000	0000000
BROWN RODNEY	5/3/2011	D211119388	0000000	0000000
JOHNSON MAMIE B	2/26/2010	D210044298	0000000	0000000
RBROWN CONSTRUCTION LLC	8/11/2008	D208328900	0000000	0000000
TDHB INC	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 ⁺
2025	\$0	\$31,250	\$31,250	\$31,250
2024	\$0	\$31,250	\$31,250	\$31,250
2023	\$0	\$31,250	\$31,250	\$31,250
2022	\$0	\$6,250	\$6,250	\$6,250
2021	\$0	\$6,250	\$6,250	\$6,250
2020	\$0	\$6,250	\$6,250	\$6,250

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.