



Address: [1117 GUTHRIE CT](#)
City: COLLEYVILLE
Georeference: 39285-A-27
Subdivision: SOMERSET MANOR
Neighborhood Code: 3C500L

Latitude: 32.9111427599
Longitude: -97.1857302306
TAD Map: 2096-452
MAPSCO: TAR-025W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SOMERSET MANOR Block A Lot 27

Jurisdictions:

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

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Notice Sent Date: 4/15/2025

Notice Value: \$587,003

Protest Deadline Date: 5/24/2024

Site Number: 41674480

Site Name: SOMERSET MANOR-A-27

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,347

Percent Complete: 100%

Land Sqft^{*}: 6,889

Land Acres^{*}: 0.1581

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:

HSIEH ANDREW C
HSIEH ASHLEY M

Primary Owner Address:

1117 GUTHRIE CT
COLLEYVILLE, TX 76034

Deed Date: 10/28/2016

Deed Volume:

Deed Page:

Instrument: [D216256082](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LENNAR HOMES OF TEXAS SALES AND MARKETING LTD	10/27/2016	D216256081		
LENNAR HOMES TEXAS LAND & CONS	1/1/2013	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	\$507,953	\$79,050	\$587,003	\$587,003
2024	\$507,953	\$79,050	\$587,003	\$537,745
2023	\$587,090	\$79,050	\$666,140	\$488,859
2022	\$413,098	\$79,050	\$492,148	\$444,417
2021	\$309,015	\$95,000	\$404,015	\$404,015
2020	\$309,015	\$95,000	\$404,015	\$404,015

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.