



**Address:** [4717 LATOUR LN](#)  
**City:** COLLEYVILLE  
**Georeference:** 8662A-13-13  
**Subdivision:** CREEKSIDE AT COLLEYVILLE  
**Neighborhood Code:** 3C030C

**Latitude:** 32.8782918505  
**Longitude:** -97.1083092566  
**TAD Map:** 2120-440  
**MAPSCO:** TAR-041N



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CREEKSIDE AT COLLEYVILLE  
Block 13 Lot 13

**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:** 2018

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

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

**Site Number:** 800010873

**Site Name:** CREEKSIDE AT COLLEYVILLE 13 13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,514

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,299

**Land Acres<sup>\*</sup>:** 0.2364

**Pool:** N

<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:**

TRIVEDI LIVING TRUST

**Primary Owner Address:**

4717 LATOUR LN  
COLLEYVILLE, TX 76034

**Deed Date:** 11/17/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220308464](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRIVEDI BHARGAV;TRIVEDI NEELA	5/24/2019	<a href="#">D219112374</a>		
LENNAR HOMES OF TEXAS SALES AND MARKETING LTD	5/23/2019	<a href="#">D219112373</a>		
STANDARD PACIFIC OF TEXAS INC	8/2/2016	<a href="#">D215045145</a>		

## 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	\$744,972	\$175,083	\$920,055	\$920,055
2024	\$847,200	\$175,083	\$1,022,283	\$1,022,283
2023	\$919,917	\$175,083	\$1,095,000	\$962,654
2022	\$736,354	\$175,083	\$911,437	\$875,140
2021	\$620,499	\$175,083	\$795,582	\$795,582
2020	\$662,022	\$175,083	\$837,105	\$837,105

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.