

Property Information | PDF

Account Number: 42731362

Address: 2712 COLBY DR

City: MANSFIELD Georeference: 7604-3-7

Subdivision: COLBY CROSSING ADDN

Neighborhood Code: 1M080U

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

PROPERTY DATA

Legal Description: COLBY CROSSING ADDN Block

3 Lot 7

Jurisdictions:

CITY OF MANSFIELD (017) **TARRANT COUNTY (220)**

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A

Year Built: 2022

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800061270

Site Name: COLBY CROSSING ADDN Block 3 Lot 7

Site Class: A1 - Residential - Single Family

Latitude: 32.5753475883

TAD Map: 2120-328 MAPSCO: TAR-125P

Longitude: -97.0953836402

Parcels: 1

Approximate Size+++: 3,673 Percent Complete: 100%

Land Sqft*: 4,970 Land Acres*: 0.1141

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

RATEMO BRIAN Deed Date: 9/1/2023 NYAMICHABA EUNICE **Deed Volume: Primary Owner Address: Deed Page:**

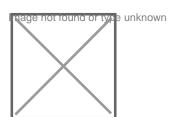
2712 COLBY DR Instrument: D223159092 MANSFIELD, TX 76063

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WINDSOR HOMES CUMBERLAND LLC	3/1/2022	D222057547		

VALUES

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^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



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	\$430,000	\$125,000	\$555,000	\$555,000
2024	\$430,000	\$125,000	\$555,000	\$555,000
2023	\$287,500	\$125,000	\$412,500	\$412,500
2022	\$0	\$87,500	\$87,500	\$87,500
0	\$0	\$0	\$0	\$0

Pending indicates that the property record has not yet been completed for the indicated tax year.

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.