

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 00579513

Address: 2412 COLONIAL PKWY

City: FORT WORTH
Georeference: 7795-3-26

**Subdivision:** COLONIAL HILLS ADDITION

Neighborhood Code: 4T001A

Latitude: 32.7178279489 Longitude: -97.3701866083

**TAD Map:** 2036-380 **MAPSCO:** TAR-075V





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

## PROPERTY DATA

Legal Description: COLONIAL HILLS ADDITION

Block 3 Lot 26 & TRI SWC LT 1

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: A Year Built: 1939

Personal Property Account: N/A

Agent: None

**Protest Deadline Date: 5/15/2025** 

Site Number: 00579513

Site Name: COLONIAL HILLS ADDITION-3-26-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,649
Percent Complete: 100%

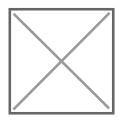
Land Sqft\*: 9,577 Land Acres\*: 0.2198

Pool: N

+++ Rounded

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



## **OWNER INFORMATION**

Current Owner:
ARNOLD WATSON
ARNOLD PATRICIA
Primary Owner Address:

4905 RANCH VIEW

FORT WORTH, TX 76109

Deed Date: 6/25/1990
Deed Volume: 0009963
Deed Page: 0001408

Instrument: 00099630001408

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LAYNE ROBERT A	12/31/1900	00000000000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$167,881	\$574,620	\$742,501	\$742,501
2023	\$191,591	\$574,620	\$766,211	\$766,211
2022	\$174,915	\$574,620	\$749,535	\$749,535
2021	\$190,789	\$574,620	\$765,409	\$765,409
2020	\$261,978	\$550,000	\$811,978	\$811,978

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

## **EXEMPTIONS / SPECIAL APPRAISAL**

• DISABLED VET 70 to 99 PCT 11.22

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