



LOCATION

Address: [1717 COLVIN AVE](#)

City: FORT WORTH

Georeference: 40830-1-5

Subdivision: SUNRISE PARK ADDITION

Neighborhood Code: 1H080G

Latitude: 32.7140268339

Longitude: -97.3015490378

TAD Map: 2060-380

MAPSCO: TAR-077V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUNRISE PARK ADDITION
Block 1 Lot 5

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)

Site Number: 03034356

Site Name: SUNRISE PARK ADDITION-1-5

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,492

Percent Complete: 100%

Land Sqft^{*}: 7,700

Land Acres^{*}: 0.1767

Pool: N

State Code: A

Year Built: 2021

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

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Deed Date: 1/24/2022

Deed Volume:

Deed Page:

Instrument: [D222022308](#)

Primary Owner Address:

1717 COLVIN ST
FORT WORTH, TX 76104

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|--------------------------------|-----------|----------------------------|-------------|-----------|
| CEDILLO CASTANEDA EBER D | 3/18/2021 | D221244214 | | |
| RAMIREZ VALDEMAR JR | 3/18/2021 | D221073389 | | |
| BUSTIO MARIA | 4/7/2017 | D217096909 | | |
| THOMPSON MARY EST | 4/27/1976 | 00093750001224 | 0009375 | 0001224 |
| THOMPSON FRANK E;THOMPSON MARY | 6/21/1963 | 00038210000463 | 0003821 | 0000463 |

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 | \$207,748 | \$23,100 | \$230,848 | \$230,848 |
| 2024 | \$207,748 | \$23,100 | \$230,848 | \$230,848 |
| 2023 | \$206,900 | \$23,100 | \$230,000 | \$230,000 |
| 2022 | \$218,014 | \$5,000 | \$223,014 | \$223,014 |
| 2021 | \$0 | \$5,000 | \$5,000 | \$5,000 |
| 2020 | \$0 | \$5,000 | \$5,000 | \$5,000 |

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.