



**Address:** [812 CENTRAL DR](#)  
**City:** COLLEYVILLE  
**Georeference:** 33635-2-4  
**Subdivision:** RATLIFF ADDITION  
**Neighborhood Code:** 3C800A

**Latitude:** 32.8875616394  
**Longitude:** -97.1563132512  
**TAD Map:** 2102-444  
**MAPSCO:** TAR-039M



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

## PROPERTY DATA

**Legal Description:** RATLIFF ADDITION Block 2 Lot 4

**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:** 1984

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 05102049

**Site Name:** RATLIFF ADDITION-2-4

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,770

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 20,590

**Land Acres<sup>\*</sup>:** 0.4726

**Pool:** Y

<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:**

DUKE JAMES HENRY III  
DUKE DIANNE RENE

**Primary Owner Address:**

812 CENTRAL DR  
COLLEYVILLE, TX 76034

**Deed Date:** 12/28/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218283755](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALLEN WALTRAUD	2/15/2017	<a href="#">D217036475</a>		
WEST CATHERINE M EST	7/8/2009	00000000000000	0000000	0000000
WEST CATHERINE;WEST WILLIAM EST	4/11/1984	00077960001526	0007796	0001526
T & M DEVELOPMENT	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. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$343,804	\$236,350	\$580,154	\$475,367
2023	\$342,802	\$236,350	\$579,152	\$432,152
2022	\$289,728	\$236,350	\$526,078	\$392,865
2021	\$271,120	\$141,810	\$412,930	\$357,150
2020	\$209,243	\$141,810	\$351,053	\$324,682

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.