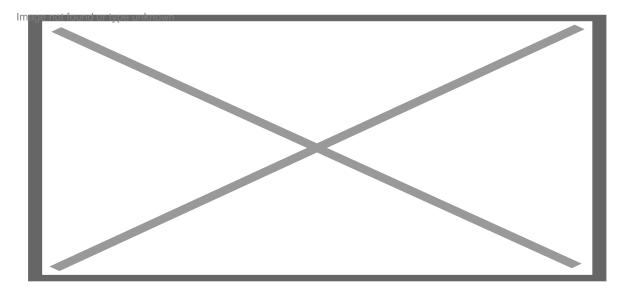


# Tarrant Appraisal District Property Information | PDF Account Number: 06868703

### Address: 2417 COLT LN

City: TARRANT COUNTY Georeference: 33485-3-5 Subdivision: RANCHO VISTA ESTATES Neighborhood Code: 4B030K Latitude: 32.5684012167 Longitude: -97.3983030192 TAD Map: 2030-328 MAPSCO: TAR-117N





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

#### **PROPERTY DATA**

#### **Legal Description:** RANCHO VISTA ESTATES Block 3 Lot 5 & 6

#### Jurisdictions:

TARRANT COUNTY (220) EMERGENCY SVCS DIST #1 (222) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) CROWLEY ISD (912)

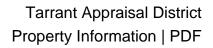
### State Code: A

Year Built: 2001 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 06868703 Site Name: RANCHO VISTA ESTATES-3-5-20 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size<sup>+++</sup>: 3,998 Percent Complete: 100% Land Sqft<sup>\*</sup>: 225,858 Land Acres<sup>\*</sup>: 5.1850 Pool: Y

#### +++ Rounded.

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

## **OWNER INFORMATION**





2417 COLT LN CROWLEY, TX 76036 Deed Date: 2/7/2023 Deed Volume: Deed Page: Instrument: D223021396

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MILANO FRANK M;MILANO TRONA K	11/19/2011	D211288451	000000	0000000
MILANO FRANK M;MILANO TRONA K	5/19/2001	000000000000000000000000000000000000000	000000	0000000
MILANO F M;MILANO T K WILLIAMSON	10/26/1999	00140740000379	0014074	0000379
RG VISTA INC	1/1/1995	000000000000000000000000000000000000000	000000	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	\$669,158	\$209,992	\$879,150	\$790,906
2023	\$672,302	\$209,992	\$882,294	\$719,005
2022	\$583,643	\$69,998	\$653,641	\$653,641
2021	\$529,299	\$69,998	\$599,297	\$599,297
2020	\$531,779	\$69,998	\$601,777	\$601,777

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.