



Address: [2725 COLT LN](#)
City: TARRANT COUNTY
Georeference: 33485-4-1
Subdivision: RANCHO VISTA ESTATES
Neighborhood Code: 4B030K

Latitude: 32.5682789595
Longitude: -97.4038002165
TAD Map: 2024-324
MAPSCO: TAR-117N



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

PROPERTY DATA

Legal Description: RANCHO VISTA ESTATES
Block 4 Lot 1

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: TEXAS TAX PROTEST (05909)

Protest Deadline Date: 5/15/2025

Site Number: 07001959

Site Name: RANCHO VISTA ESTATES-4-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,341

Percent Complete: 100%

Land Sqft^{*}: 109,771

Land Acres^{*}: 2.5200

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

CHAPMAN BRADFORD L
CHAPMAN JENNI

Primary Owner Address:

2725 COLT LN
CROWLEY, TX 76036-4711

Deed Date: 3/16/2000

Deed Volume: 0014260

Deed Page: 0000375

Instrument: 00142600000375

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MENCHACA CINDY;MENCHACA MARK	9/10/1998	00134240000142	0013424	0000142
RAY CONNIE;RAY DOUG	5/19/1998	00132360000007	0013236	0000007
RG VISTA INC	1/1/1996	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$374,600	\$113,400	\$488,000	\$433,033
2023	\$375,600	\$113,400	\$489,000	\$393,666
2022	\$375,363	\$37,800	\$413,163	\$357,878
2021	\$287,544	\$37,800	\$325,344	\$325,344
2020	\$287,544	\$37,800	\$325,344	\$325,344

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.