



LOCATION

Address: [2315 COLONIAL PKWY](#)
City: FORT WORTH
Georeference: 7795-7-4
Subdivision: COLONIAL HILLS ADDITION
Neighborhood Code: 4T001A

Latitude: 32.718266301
Longitude: -97.367382398
TAD Map: 2036-380
MAPSCO: TAR-076S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLONIAL HILLS ADDITION
Block 7 Lot 4 E 93' LOT 4

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: 1946

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 00579947
Site Name: COLONIAL HILLS ADDITION-7-4-11
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,417
Percent Complete: 100%
Land Sqft^{*}: 5,850
Land Acres^{*}: 0.1342
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:

MANN TERRY B
MANN ALLANA A

Primary Owner Address:

2315 COLONIAL PKWY
FORT WORTH, TX 76109-1030

Deed Date: 3/29/1996
Deed Volume: 0012313
Deed Page: 0001523
Instrument: 00123130001523

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUTCHISON VERA	5/23/1984	0000000000000000	0000000	0000000
HUTCHISON D W	12/31/1900	0000000000000000	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	\$244,307	\$351,000	\$595,307	\$595,307
2023	\$273,764	\$351,000	\$624,764	\$624,764
2022	\$244,717	\$351,000	\$595,717	\$595,717
2021	\$262,221	\$351,000	\$613,221	\$613,221
2020	\$213,238	\$660,000	\$873,238	\$830,128

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.