

## LOCATION

**Address:** [57 PIAZZA LN # 312](#)  
**City:** COLLEYVILLE  
**Georeference:** 44665C-39R1-3-10  
**Subdivision:** VILLAGE AT COLLEYVILLE CONDOS  
**Neighborhood Code:** A3C020A1

**Latitude:** 32.8841890446  
**Longitude:** -97.1552191735  
**TAD Map:** 2102-440  
**MAPSCO:** TAR-039M



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VILLAGE AT COLLEYVILLE  
CONDOS 39R1-3-3 & .0022831% OF COMMON  
AREA PER D220333329

**Jurisdictions:**

CITY OF COLLEYVILLE (005)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
GRAPEVINE-COLLEYVILLE ISD (906)

**State Code:** C1

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40946118

**Site Name:** VILLAGE AT COLLEYVILLE CONDOS-39R1-3-10

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

**Parcels:** 3

**Approximate Size<sup>+++</sup>:** 0

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 0

**Land Acres<sup>\*</sup>:** 0.0000

**Pool:** N

<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:**

KETRINA & PATRICK DUNAGAN LIVING TRUST

**Primary Owner Address:**

57 PIAZZA LN  
COLLEYVILLE, TX 76034

**Deed Date:** 3/28/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223059536](#)

| Previous Owners                 | Date      | Instrument                 | Deed Volume | Deed Page |
|---------------------------------|-----------|----------------------------|-------------|-----------|
| DUNAGAN KETRINA;DUNAGAN PATRICK | 9/19/2007 | <a href="#">D207342951</a> | 0000000     | 0000000   |
| VILLAGE FINE HOMES LTD          | 1/1/2005  | 000000000000000            | 0000000     | 0000000   |

## VALUES

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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 | \$0                | \$1         | \$1          | \$1                          |
| 2023 | \$0                | \$1         | \$1          | \$1                          |
| 2022 | \$0                | \$1         | \$1          | \$1                          |
| 2021 | \$0                | \$750       | \$750        | \$750                        |
| 2020 | \$0                | \$750       | \$750        | \$750                        |

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

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There are no exemptions for this property

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.