



LOCATION

Address: [613 COLBY DR](#)
City: MANSFIELD
Georeference: 7604-2-8-70
Subdivision: COLBY CROSSING ADDN
Neighborhood Code: 1M0800

Latitude: 32.5743666759
Longitude: -97.0976579189
TAD Map:
MAPSCO: TAR-125P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COLBY CROSSING ADDN Block
2 Lot 8 PER PLAT D214006609

Jurisdictions:

CITY OF MANSFIELD (017)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 2016

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 141704762

Site Name: COLBY CROSSING ADDN Block 2 Lot 8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,653

Percent Complete: 100%

Land Sqft^{*}: 7,800

Land Acres^{*}: 0.1790

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:

PEREZ JOSUE OSWALDO

MACIAS MARIANA

Primary Owner Address:

613 COLBY DR
MANSFIELD, TX 76063

Deed Date: 2/24/2017

Deed Volume:

Deed Page:

Instrument: [D217048913](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEGATEL HOMES II LLC	3/9/2016	D216050461		
COLBY CROSSING LTD	1/1/2014	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	\$548,098	\$90,000	\$638,098	\$638,098
2023	\$549,492	\$90,000	\$639,492	\$639,492
2022	\$445,000	\$90,000	\$535,000	\$535,000
2021	\$350,785	\$90,000	\$440,785	\$440,785
2020	\$351,670	\$90,000	\$441,670	\$441,670

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

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.