



Address: [1700 MONTCLAIR DR](#)
City: FORT WORTH
Georeference: 27400--12
Subdivision: MC CRAW ADDITION
Neighborhood Code: 1H030C

Latitude: 32.7536824518
Longitude: -97.2525835899
TAD Map: 2072-392
MAPSCO: TAR-079A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MC CRAW ADDITION Lot 12

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: 1956
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 01844989
Site Name: MC CRAW ADDITION-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,343
Percent Complete: 100%
Land Sqft^{*}: 6,500
Land Acres^{*}: 0.1492
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:

KINLER MICHAEL K
KINLER LORIE S
Primary Owner Address:
1704 MONTCLAIR DR
FORT WORTH, TX 76103-1906

Deed Date: 7/1/2014
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D214140668](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MASSEY BETTY;MASSEY ROBERT M	12/31/1900	000000000000000	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	\$99,521	\$19,500	\$119,021	\$119,021
2024	\$99,521	\$19,500	\$119,021	\$119,021
2023	\$101,855	\$19,500	\$121,355	\$121,355
2022	\$89,076	\$30,000	\$119,076	\$119,076
2021	\$78,194	\$30,000	\$108,194	\$108,194
2020	\$65,054	\$30,000	\$95,054	\$95,054

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.