



Address: [104 CINNAMON LN](#)
City: EULESS
Georeference: 7338-A-3
Subdivision: CINNAMON RIDGE
Neighborhood Code: 3C2000

Latitude: 32.8738025063
Longitude: -97.0823178325
TAD Map: 2126-436
MAPSCO: TAR-041R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CINNAMON RIDGE Block A Lot
3

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 1984

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$381,843

Protest Deadline Date: 5/24/2024

Site Number: 04409205

Site Name: CINNAMON RIDGE-A-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,590

Percent Complete: 100%

Land Sqft^{*}: 8,634

Land Acres^{*}: 0.1982

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:

MONTOYA ROMAN G

Primary Owner Address:

104 CINNAMON LN
EULESS, TX 76039

Deed Date: 7/1/2021

Deed Volume:

Deed Page:

Instrument: [D221194240](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SHPH PROPERTIES LLC	5/2/2012	D212108714	0000000	0000000
BURKEHOLDER SUSAN B	10/26/1994	00117820001870	0011782	0001870
FOWLER DIANE;FOWLER THEODORE	5/30/1984	00078490000146	0007849	0000146
CINNAMON RIDGE DEVELOPMENTS	12/31/1900	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	\$282,743	\$99,100	\$381,843	\$381,843
2024	\$282,743	\$99,100	\$381,843	\$350,359
2023	\$248,670	\$99,100	\$347,770	\$318,508
2022	\$190,453	\$99,100	\$289,553	\$289,553
2021	\$204,244	\$50,000	\$254,244	\$254,244
2020	\$180,179	\$50,000	\$230,179	\$230,179

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.