



Address: [5017 MONTCLAIR DR](#)
City: COLLEYVILLE
Georeference: A 328-4A
Subdivision: COTRAIL, SIMON SURVEY
Neighborhood Code: 3C020A

Latitude: 32.8830754544
Longitude: -97.1341552039
TAD Map: 2108-440
MAPSCO: TAR-040K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COTRAIL, SIMON SURVEY
Abstract 328 Tract 4A

Jurisdictions:

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

State Code: A

Year Built: 1965

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$750,496

Protest Deadline Date: 5/24/2024

Site Number: 04478665

Site Name: COTRAIL, SIMON SURVEY-4A

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,499

Percent Complete: 100%

Land Sqft^{*}: 79,714

Land Acres^{*}: 1.8300

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

THOMPSON NELDA E

Primary Owner Address:

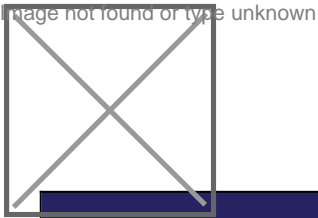
1025 S ASPENWOOD DR
GRAPEVINE, TX 76051

Deed Date: 8/15/2014

Deed Volume:

Deed Page:

Instrument: [DC 142-14-114996](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
THOMPSON JOHN E EST;THOMPSON NELDA E	12/31/1900	000000000000000	0000000	0000000
HOWARD WAYNE CONST C	12/30/1900	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	\$300,996	\$449,500	\$750,496	\$706,776
2024	\$300,996	\$449,500	\$750,496	\$642,524
2023	\$184,595	\$449,500	\$634,095	\$584,113
2022	\$81,512	\$449,500	\$531,012	\$531,012
2021	\$82,782	\$424,500	\$507,282	\$506,667
2020	\$106,179	\$424,500	\$530,679	\$460,606

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.