



Address: [5105 MONTCLAIR DR](#)
City: COLLEYVILLE
Georeference: 41241-1-1
Subdivision: TALL PINES ESTATE
Neighborhood Code: 3C020A

Latitude: 32.8841808948
Longitude: -97.1337974011
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: TALL PINES ESTATE Block 1
Lot 1

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: 1995

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$3,041,170

Protest Deadline Date: 5/24/2024

Site Number: 06427626

Site Name: TALL PINES ESTATE-1-1

Site Class: A1 - Residential - Single Family

Parcels: 2

Approximate Size⁺⁺⁺: 6,616

Percent Complete: 100%

Land Sqft^{*}: 130,636

Land Acres^{*}: 2.9990

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:

GANUCHEAU ELISABETH M

Primary Owner Address:

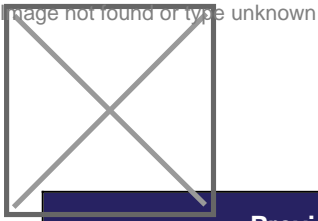
5105 MONTCLAIR DR
COLLEYVILLE, TX 76034

Deed Date: 3/5/2020

Deed Volume:

Deed Page:

Instrument: [D220113380](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GANUCHEAU ELIZABETH;GANUCHEAU FRANK	5/20/2005	D205152888	0000000	0000000
FAULKNER CHRIS A;FAULKNER ROBIN M	3/4/1994	00114900000459	0011490	0000459
FOSTER ADELE L;FOSTER CHARLES R	1/1/1990	00098000001797	0009800	0001797

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	\$2,418,730	\$622,440	\$3,041,170	\$2,336,183
2024	\$2,418,730	\$622,440	\$3,041,170	\$2,123,803
2023	\$1,745,953	\$622,440	\$2,368,393	\$1,930,730
2022	\$1,132,769	\$622,440	\$1,755,209	\$1,755,209
2021	\$1,138,164	\$597,785	\$1,735,949	\$1,735,949
2020	\$1,228,952	\$597,785	\$1,826,737	\$1,610,510

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.