



Address: [2740 MONTREAL DR](#)
City: HURST
Georeference: 26052-7-8
Subdivision: MILL CREEK HAVEN
Neighborhood Code: 3M020G

Latitude: 32.8740492952
Longitude: -97.165779798
TAD Map: 2102-436
MAPSCO: TAR-039Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MILL CREEK HAVEN Block 7 Lot 8

Jurisdictions:

CITY OF HURST (028)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A

Year Built: 1996

Personal Property Account: N/A

Agent: OOWNWELL INC (12140)

Notice Sent Date: 4/15/2025

Notice Value: \$450,402

Protest Deadline Date: 5/15/2025

Site Number: 06483356

Site Name: MILL CREEK HAVEN-7-8

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,264

Percent Complete: 100%

Land Sqft^{*}: 8,251

Land Acres^{*}: 0.1894

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:

SHAWAKER MATTHEW
SHAWAKER CLARE

Primary Owner Address:

2740 MONTREAL DR
HURST, TX 76054

Deed Date: 11/22/2021

Deed Volume:

Deed Page:

Instrument: [D221344005](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PIEDMONT VENTURES LLC	4/1/2014	D214066313	0000000	0000000
BRENDEL MATTHEW D	7/21/2004	D204250517	0000000	0000000
HAMPTON TIMOTHY E	1/12/2001	00147620000058	0014762	0000058
QUAYLE DAVID RETUX REBECCA L	12/3/1998	00135630000367	0013563	0000367
MAULDIN BOBBI;MAULDIN CHARLES S	2/7/1997	00126690001531	0012669	0001531
TEXAS BEST CUSTOM HOMES	11/8/1996	00125820001183	0012582	0001183
NORWOOD NATIONAL CORPORATION	1/1/1991	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	\$306,219	\$85,000	\$391,219	\$391,219
2024	\$365,402	\$85,000	\$450,402	\$449,345
2023	\$422,019	\$85,000	\$507,019	\$408,495
2022	\$316,359	\$55,000	\$371,359	\$371,359
2021	\$305,855	\$55,000	\$360,855	\$360,855
2020	\$267,256	\$55,000	\$322,256	\$322,256

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.