



Address: [2744 MONTREAL DR](#)
City: HURST
Georeference: 26052-7-9
Subdivision: MILL CREEK HAVEN
Neighborhood Code: 3M020G

Latitude: 32.8742582107
Longitude: -97.1657971117
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 9

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: ROBERT OLA COMPANY LLC dba OLA TAX (00955)

Protest Deadline Date: 5/24/2024

Site Number: 06483364

Site Name: MILL CREEK HAVEN-7-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,164

Percent Complete: 100%

Land Sqft^{*}: 9,028

Land Acres^{*}: 0.2072

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:

KOTADIA AMIN

Primary Owner Address:

119 MILL VALLEY DR
COLLEYVILLE, TX 76034-3666

Deed Date: 2/18/2000

Deed Volume: 0014225

Deed Page: 0000423

Instrument: 00142250000423

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TAYLAN ALI YALCIN;TAYLAN AYLIN	6/11/1998	00132700000540	0013270	0000540
CAMPBELL JOHN A;CAMPBELL PAULA M	4/19/1996	00123450000125	0012345	0000125
TEXAS BEST CUSTOM HOMES INC	2/23/1996	00122790000312	0012279	0000312
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	\$261,050	\$85,000	\$346,050	\$346,050
2024	\$394,361	\$85,000	\$479,361	\$479,361
2023	\$359,000	\$85,000	\$444,000	\$444,000
2022	\$302,943	\$55,000	\$357,943	\$357,943
2021	\$294,325	\$55,000	\$349,325	\$349,325
2020	\$247,000	\$55,000	\$302,000	\$302,000

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.