



**Address:** [5609 VERSAILLES CT](#)  
**City:** COLLEYVILLE  
**Georeference:** 26417-1-8  
**Subdivision:** MONTCLAIR PARC ADDITION  
**Neighborhood Code:** 3C020N

**Latitude:** 32.8913567283  
**Longitude:** -97.1362074976  
**TAD Map:** 2108-444  
**MAPSCO:** TAR-040F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MONTCLAIR PARC ADDITION  
Block 1 Lot 8

**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:** 1998

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$1,631,565

**Protest Deadline Date:** 5/24/2024

**Site Number:** 06596495

**Site Name:** MONTCLAIR PARC ADDITION-1-8

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 6,422

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 25,327

**Land Acres<sup>\*</sup>:** 0.5814

**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

ELNOUR ELWALEED

**Primary Owner Address:**

5609 VERSAILLES CT  
COLLEYVILLE, TX 76034

**Deed Date:** 10/1/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220255103](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RUSH JON R;RUSH SHANNON N	1/4/2019	<a href="#">D219002311</a>		
GOBRIL AMIN M;GOBRIL MELANIE	4/9/1996	00123370000778	0012337	0000778
MANTCLAIR PARC INC	1/1/1992	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 <sup>+</sup>
2025	\$1,068,883	\$300,000	\$1,368,883	\$1,368,883
2024	\$1,331,565	\$300,000	\$1,631,565	\$1,316,950
2023	\$1,029,836	\$275,000	\$1,304,836	\$1,197,227
2022	\$838,388	\$250,000	\$1,088,388	\$1,088,388
2021	\$838,388	\$250,000	\$1,088,388	\$1,088,388
2020	\$700,000	\$250,000	\$950,000	\$950,000

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

- 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.