



**Address:** [5700 MIRAMAR LN](#)  
**City:** COLLEYVILLE  
**Georeference:** 26417-2-18R  
**Subdivision:** MONTCLAIR PARC ADDITION  
**Neighborhood Code:** 3C020N

**Latitude:** 32.8914172099  
**Longitude:** -97.137760188  
**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 2 Lot 18R

**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:** 1994

**Agent:** None

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

**Notice Value:** \$1,755,234

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

**Site Number:** 06618979

**Site Name:** MONTCLAIR PARC ADDITION-2-18R

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 6,566

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 26,692

**Land Acres<sup>\*</sup>:** 0.6127

**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:**

GHALIBAF AMIR A  
GHALIBAF CYNTHIA

**Primary Owner Address:**

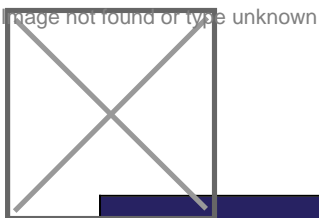
5700 MIRAMAR LN  
COLLEYVILLE, TX 76034-5592

**Deed Date:** 10/24/2008

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D208413278](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
AURORA LOAN SERVICES LLC	1/9/2008	<a href="#">D208026696</a>	0000000	0000000
MORTGAGE ELEC REG SYSTEMS INC	1/1/2008	<a href="#">D208014722</a>	0000000	0000000
FAEZ FARAMARZ;FAEZ RAHA FAEZ	5/14/2007	<a href="#">D207191946</a>	0000000	0000000
FAEZ FARAMARZ	3/28/2006	<a href="#">D206097595</a>	0000000	0000000
SMITH ALEXANDRA;SMITH JOHN G	3/6/1998	00131220000315	0013122	0000315
MONTCLAIR PARC INC	8/5/1997	00128650000537	0012865	0000537
RAY HENRY CONST INC	9/7/1994	00117330002075	0011733	0002075
MANTCLAIR PARC INC	1/1/1993	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	\$1,305,234	\$450,000	\$1,755,234	\$1,420,177
2024	\$1,305,234	\$450,000	\$1,755,234	\$1,291,070
2023	\$964,800	\$412,500	\$1,377,300	\$1,173,700
2022	\$936,541	\$375,000	\$1,311,541	\$1,067,000
2021	\$595,000	\$375,000	\$970,000	\$970,000
2020	\$595,000	\$375,000	\$970,000	\$970,000

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.