



Address: [5608 MIRAMAR LN](#)
City: COLLEYVILLE
Georeference: 26417-2-19R
Subdivision: MONTCLAIR PARC ADDITION
Neighborhood Code: 3C020N

Latitude: 32.8910789182
Longitude: -97.1377102799
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 19R

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: 1997

Personal Property Account: N/A

Agent: THE RAY TAX GROUP LLC (01008)

Notice Sent Date: 4/15/2025

Notice Value: \$1,527,549

Protest Deadline Date: 5/24/2024

Site Number: 06618987

Site Name: MONTCLAIR PARC ADDITION-2-19R

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 5,922

Percent Complete: 100%

Land Sqft^{*}: 20,189

Land Acres^{*}: 0.4634

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:

TATB FAMILY TRUST

Primary Owner Address:

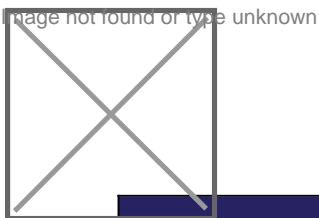
5608 MIRAMAR LN
COLLEYVILLE, TX 76034

Deed Date: 6/10/2022

Deed Volume:

Deed Page:

Instrument: [D222156108](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN BANG K;NGUYEN LOAN P	8/9/2010	D210211878	0000000	0000000
CITIBANK NA	5/4/2010	D210110165	0000000	0000000
BUSH JONATHAN	4/7/2006	D206176323	0000000	0000000
RICHIE TERRY	5/13/2005	D205145073	0000000	0000000
CAMERON MARK J	7/31/1998	00133540000556	0013354	0000556
STANLEY CUSTOM HOMES INC	1/23/1997	00126540001314	0012654	0001314
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 ⁺
2025	\$919,241	\$375,000	\$1,294,241	\$1,294,241
2024	\$1,152,549	\$375,000	\$1,527,549	\$1,248,122
2023	\$790,906	\$343,750	\$1,134,656	\$1,134,656
2022	\$919,341	\$312,500	\$1,231,841	\$1,110,104
2021	\$696,685	\$312,500	\$1,009,185	\$1,009,185
2020	\$814,500	\$312,500	\$1,127,000	\$1,127,000

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.