



Address: [5600 MONTCLAIR DR](#)
City: COLLEYVILLE
Georeference: 7593-1-1
Subdivision: COCHRAN ADDITION-COLLEYVILLE
Neighborhood Code: 3C020A

Latitude: 32.891066727
Longitude: -97.1354108924
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: COCHRAN ADDITION-COLLEYVILLE Block 1 Lot 1

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: 2000

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$2,945,641

Protest Deadline Date: 5/24/2024

Site Number: 06862640

Site Name: COCHRAN ADDITION-COLLEYVILLE-1-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 6,955

Percent Complete: 100%

Land Sqft^{*}: 36,198

Land Acres^{*}: 0.8310

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:

PATTERSON BURTON
PATTERSON VIRGINI

Primary Owner Address:

5600 MONTCLAIR DR
COLLEYVILLE, TX 76034-5029

Deed Date: 7/30/2010

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D210191258](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PAKIS DAVID WILLIAM	7/25/2003	D203277305	0017001	0000255
WILLIAMSON CATHY;WILLIAMSON SCOTT	8/24/1998	00134020000329	0013402	0000329
BARKE MARCI;BARKE RONALD M	6/25/1996	00124160002252	0012416	0002252
COCHRAN CARLA;COCHRAN RICHARD K	1/1/1995	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	\$2,645,991	\$299,650	\$2,945,641	\$1,543,015
2024	\$2,645,991	\$299,650	\$2,945,641	\$1,402,741
2023	\$1,843,622	\$299,650	\$2,143,272	\$1,275,219
2022	\$1,263,371	\$299,650	\$1,563,021	\$1,159,290
2021	\$804,600	\$249,300	\$1,053,900	\$1,053,900
2020	\$804,600	\$249,300	\$1,053,900	\$1,053,900

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.