



Address: [902 TREMONT ST](#)
City: MANSFIELD
Georeference: 47578-9-30
Subdivision: WOODLAND ESTATES
Neighborhood Code: 1M900D

Latitude: 32.6030114948
Longitude: -97.1573380533
TAD Map: 2102-340
MAPSCO: TAR-109Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WOODLAND ESTATES Block 9
Lot 30

Jurisdictions:
CITY OF MANSFIELD (017)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A
Year Built: 2008
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 41034066
Site Name: WOODLAND ESTATES-9-30
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,601
Percent Complete: 100%
Land Sqft^{*}: 12,068
Land Acres^{*}: 0.2770
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:
MONTGOMERY JULIUS
MONTGOMERY KENDRA
Primary Owner Address:
902 TREMONT ST
MANSFIELD, TX 76063

Deed Date: 1/13/2023
Deed Volume:
Deed Page:
Instrument: [D223007686](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NATIONAL RESIDENTIAL NOMINEE SERVICES INC	1/13/2023	D223007685		
JOBE ADAM;JOBE BETHANY	2/11/2021	D221051071		
VELARDE JEFFREY E	11/30/2016	D216280227		
VELARDE JEFFREY E;VELARDE KATHER	6/26/2008	D208253560	0000000	0000000
MERCEDES HOMES OF TEXAS LTD	3/31/2008	D208124029	0000000	0000000
ARCADIA LAND PARTNERS 29 LTD	1/1/2006	0000000000000000	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	\$450,000	\$45,000	\$495,000	\$495,000
2024	\$472,752	\$45,000	\$517,752	\$517,752
2023	\$442,507	\$45,000	\$487,507	\$414,587
2022	\$331,897	\$45,000	\$376,897	\$376,897
2021	\$317,893	\$45,000	\$362,893	\$362,893
2020	\$319,269	\$45,000	\$364,269	\$364,269

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.