



Address: [5407 MONTCLAIR DR](#)
City: COLLEYVILLE
Georeference: 18459H-1-2R1
Subdivision: HILLTOP ADDITION
Neighborhood Code: 3C020A

Latitude: 32.8886116875
Longitude: -97.133896216
TAD Map: 2108-444
MAPSCO: TAR-040K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HILLTOP ADDITION Block 1 Lot 2R1

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: 2006

Personal Property Account: N/A

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00844) Y

Notice Sent Date: 4/15/2025

Notice Value: \$4,322,437

Protest Deadline Date: 5/24/2024

Site Number: 41230973
Site Name: HILLTOP ADDITION-1-2R1
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 8,705
Percent Complete: 100%
Land Sqft^{*}: 87,120
Land Acres^{*}: 2.0000

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:

HU GANG
HU ZI YIN

Primary Owner Address:
5407 MONTCLAIR DR
COLLEYVILLE, TX 76034-5026

Deed Date: 5/20/2009
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D209138212](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STEWART CONNIE;STEWART LARRY R	1/1/2007	000000000000000	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	\$3,847,437	\$475,000	\$4,322,437	\$3,187,347
2024	\$3,847,437	\$475,000	\$4,322,437	\$2,897,588
2023	\$3,233,559	\$475,000	\$3,708,559	\$2,634,171
2022	\$2,525,000	\$475,000	\$3,000,000	\$2,394,701
2021	\$1,727,001	\$450,000	\$2,177,001	\$2,177,001
2020	\$1,727,000	\$450,000	\$2,177,000	\$2,133,926

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.