



**Address:** [2600 W 7TH ST # 1323](#)  
**City:** FORT WORTH  
**Georeference:** 26472C---09  
**Subdivision:** ONE MONTGOMERY PLAZA RES CONDO  
**Neighborhood Code:** U4002A

**Latitude:** 32.7521308275  
**Longitude:** -97.3533742817  
**TAD Map:** 2042-392  
**MAPSCO:** TAR-076B



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** ONE MONTGOMERY PLAZA  
RES CONDO Lot 323 & .002103% OF COMMON  
AREA PER PLAT D211061556

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

**State Code:** A  
**Year Built:** 1928  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 41265238  
**Site Name:** ONE MONTGOMERY PLAZA RES CONDO-323  
**Site Class:** A3 - Residential - Urban Condominium  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 807  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 0  
**Land Acres<sup>\*</sup>:** 0.0000  
**Pool:** N

+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
NGUYEN HILTON T  
**Primary Owner Address:**  
2700 W 7 TH ST STE 1323  
FORT WORTH, TX 76107

**Deed Date:** 10/21/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221309262](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIS JACOB TRAVIS ETAL	4/26/2013	<a href="#">D213117602</a>	0000000	0000000
2600 MONTGOMERY LLC	6/13/2011	<a href="#">D211180328</a>	0000000	0000000
WDF	2/1/2011	<a href="#">D211027702</a>	0000000	0000000
OMP DEVELOPMENT LLC	8/30/2007	<a href="#">D207315571</a>	0000000	0000000
MONTGOMERY PLAZA VENTURE LTD	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 <sup>+</sup>
2025	\$214,246	\$45,000	\$259,246	\$259,246
2024	\$214,246	\$45,000	\$259,246	\$259,246
2023	\$202,717	\$45,000	\$247,717	\$247,717
2022	\$194,833	\$45,000	\$239,833	\$239,833
2021	\$199,264	\$45,000	\$244,264	\$244,264
2020	\$235,196	\$45,000	\$280,196	\$258,810

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.