



Address: [8749 MONTREAL MEWS](#)
City: NORTH RICHLAND HILLS
Georeference: 19096G-C-39-70
Subdivision: HOMETOWN CANAL DISTRICT, THE
Neighborhood Code: 3M130K

Latitude: 32.8583350594
Longitude: -97.1978031449
TAD Map: 2090-432
MAPSCO: TAR-038Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HOMETOWN CANAL DISTRICT,
THE Block C Lot 39

Jurisdictions:

CITY OF N RICHLAND HILLS (018)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: A

Year Built: 2018

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$540,225

Protest Deadline Date: 5/24/2024

Site Number: 800022164

Site Name: HOMETOWN CANAL DISTRICT, THE C 39

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,842

Percent Complete: 100%

Land Sqft^{*}: 4,950

Land Acres^{*}: 0.1136

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:

MCADA DOYLE E
MCADA TAMARA A

Primary Owner Address:

8749 MONTREAL MEWS
NORTH RICHLAND HILLS, TX 76180

Deed Date: 6/18/2024

Deed Volume:

Deed Page:

Instrument: [D224107306](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROVEGNO BENNETT SARAH ANNE;ROVEGNO SCOTT R;ROVEGNO WOODSON AMY BETH	11/30/2021	D222035033		
ROVEGNO KATHLEEN	3/28/2019	D219070669		
WEEKLEY HOMES LLC	7/18/2018	D218158181		

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	\$440,225	\$100,000	\$540,225	\$540,225
2024	\$440,225	\$100,000	\$540,225	\$540,225
2023	\$391,898	\$100,000	\$491,898	\$491,898
2022	\$323,797	\$70,000	\$393,797	\$393,797
2021	\$308,049	\$70,000	\$378,049	\$378,049
2020	\$281,651	\$70,000	\$351,651	\$351,651

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.