



Address: [4617 HOLLY FERN TR](#)
City: FORT WORTH
Georeference: 40672Q-8-3
Subdivision: SUMMER CREST
Neighborhood Code: 4S0049

Latitude: 32.5903054814
Longitude: -97.3967146247
TAD Map: 2030-336
MAPSCO: TAR-117E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SUMMER CREST Block 8 Lot 3

Jurisdictions:

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- CROWLEY ISD (912)

State Code: A
Year Built: 2024
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$384,239
Protest Deadline Date: 5/24/2024

Site Number: 800087777
Site Name: SUMMER CREST Block 8 Lot 3
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,982
Percent Complete: 80%
Land Sqft^{*}: 6,099
Land Acres^{*}: 0.1400
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:

MONTALVO ANTHONY MICHAEL
MONTALVO CHAYO EILEEN

Primary Owner Address:
4617 HOLLY FERN TRL
CROWLEY, TX 76036

Deed Date: 4/2/2025
Deed Volume:
Deed Page:
Instrument: [D225057128](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHESMAR HOMES LLC	10/19/2023	D223189958		



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	\$304,952	\$79,287	\$384,239	\$355,352
2024	\$0	\$42,000	\$42,000	\$42,000
0	\$0	\$0	\$0	\$0

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

There are no exemptions for this property

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.