



**Address:** [1601 MONTCLAIR ST](#)  
**City:** ARLINGTON  
**Georeference:** 26430-1-2  
**Subdivision:** MONTERREY ADDITION  
**Neighborhood Code:** 1L030H

**Latitude:** 32.7063294059  
**Longitude:** -97.1322307976  
**TAD Map:** 2108-376  
**MAPSCO:** TAR-082X



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

## PROPERTY DATA

**Legal Description:** MONTERREY ADDITION Block  
1 Lot 2

**Jurisdictions:**

- CITY OF ARLINGTON (024)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- ARLINGTON ISD (901)

**State Code:** A

**Year Built:** 1969

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 01796011

**Site Name:** MONTERREY ADDITION-1-2

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,804

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,440

**Land Acres<sup>\*</sup>:** 0.2626

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**  
HILL GRAYSON MIKHAIL  
**Primary Owner Address:**  
1601 MONTCLAIR ST  
ARLINGTON, TX 76015

**Deed Date:** 8/6/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224220885](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HILL GRAYSON MIKHAIL;HILL MCKENZIE	5/26/2022	<a href="#">D222137198</a>		
HERTEL WILLIAM D	1/7/2022	<a href="#">D222102970</a>		
HERTEL DONNA J;HERTEL WILLIAM D	12/31/1900	00048360000474	0004836	0000474

## 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	\$0	\$0	\$0	\$0
2024	\$173,341	\$60,440	\$233,781	\$233,781
2023	\$174,902	\$45,000	\$219,902	\$219,902
2022	\$158,294	\$45,000	\$203,294	\$189,415
2021	\$147,312	\$40,000	\$187,312	\$172,195
2020	\$157,780	\$40,000	\$197,780	\$156,541

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.