



**Address:** [1609 DOUGLAS AVE](#)  
**City:** COLLEYVILLE  
**Georeference:** 26427C-4-3  
**Subdivision:** MONTERRA ADDITION  
**Neighborhood Code:** 3C800H

**Latitude:** 32.9059803577  
**Longitude:** -97.1408876907  
**TAD Map:** 2108-448  
**MAPSCO:** TAR-040B



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

## PROPERTY DATA

**Legal Description:** MONTERRA ADDITION Block 4  
Lot 3

**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:** 2002

**Personal Property Account:** N/A

**Agent:** None

+++ Rounded.

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

**Site Number:** 07411987

**Site Name:** MONTERRA ADDITION-4-3

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

**Parcels:** 1

**Approximate Size+++:** 3,964

**Percent Complete:** 100%

**Land Sqft\*:** 17,320

**Land Acres\*:** 0.3976

**Pool:** Y

## OWNER INFORMATION



**Current Owner:**

THE C AND J REVOCABLE LIVING TRUST

**Primary Owner Address:**

1609 DOUGLAS AVE  
COLLEYVILLE, TX 76034

**Deed Date:** 10/22/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224199983](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
STANLEY CALLI JENE;STANLEY JOEL AARON	4/10/2015	<a href="#">D215079465</a>		
STANLEY CALLIE;STANLEY JOEL A	4/1/2005	<a href="#">D205096439</a>	0000000	0000000
PESTERFIELD HOLLY;PESTERFIELD JASON	7/29/2002	00158660000061	0015866	0000061
PULTE HOME CORP OF TEXAS	1/1/1999	00000000000000	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	\$0	\$0	\$0	\$0
2024	\$694,574	\$198,800	\$893,374	\$706,971
2023	\$632,623	\$198,800	\$831,423	\$642,701
2022	\$385,474	\$198,800	\$584,274	\$584,274
2021	\$457,868	\$119,280	\$577,148	\$577,148
2020	\$459,948	\$119,280	\$579,228	\$579,228

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.