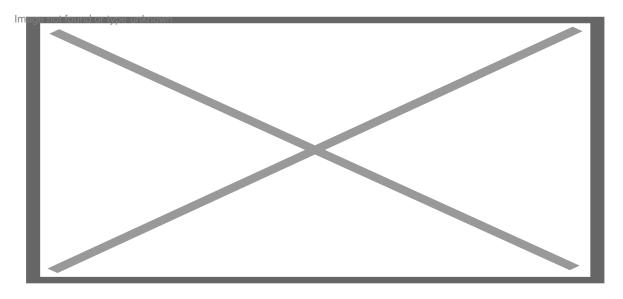


# Tarrant Appraisal District Property Information | PDF Account Number: 07623631

### Address: <u>319 MONTANA DR</u>

City: ARLINGTON Georeference: 7174-8-31 Subdivision: CHERRY CREEK ESTATES ADDITION Neighborhood Code: 1M070I Latitude: 32.6127424139 Longitude: -97.1133263324 TAD Map: 2114-344 MAPSCO: TAR-110V





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

## **PROPERTY DATA**

### Legal Description: CHERRY CREEK ESTATES ADDITION Block 8 Lot 31

#### Jurisdictions:

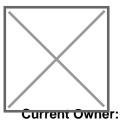
CITY OF ARLINGTON (024) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) MANSFIELD ISD (908)

State Code: A Year Built: 2001 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 07623631 Site Name: CHERRY CREEK ESTATES ADDITION-8-31 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size\*\*\*: 1,680 Percent Complete: 100% Land Sqft\*: 5,009 Land Acres\*: 0.1149 Pool: N

#### +++ Rounded.

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

### **OWNER INFORMATION**



Tarrant Appraisal District Property Information | PDF

Current Owner: BERMUDEZ VICTOR M BERMUDEZ GRETCH

Primary Owner Address: 319 MONTANA DR ARLINGTON, TX 76002-4473 Deed Date: 4/23/2001 Deed Volume: 0014856 Deed Page: 0000134 Instrument: 00148560000134

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GEHAN HOMES LTD	1/1/2000	000000000000000000000000000000000000000	000000	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
2025	\$0	\$0	\$0	\$0
2024	\$238,575	\$60,000	\$298,575	\$281,279
2023	\$234,401	\$60,000	\$294,401	\$255,708
2022	\$203,399	\$50,000	\$253,399	\$232,462
2021	\$161,329	\$50,000	\$211,329	\$211,329
2020	\$162,099	\$50,000	\$212,099	\$212,099

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.