



**Address:** [617 BLUE RIDGE TR](#)  
**City:** SAGINAW  
**Georeference:** 33470-10-13  
**Subdivision:** RANCHO NORTH ADDITION  
**Neighborhood Code:** 2N020F

**Latitude:** 32.8512953529  
**Longitude:** -97.3700893979  
**TAD Map:** 2036-428  
**MAPSCO:** TAR-047D



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

## PROPERTY DATA

**Legal Description:** RANCHO NORTH ADDITION  
Block 10 Lot 13

**Jurisdictions:**

- CITY OF SAGINAW (021)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- EAGLE MTN-SAGINAW ISD (918)

**State Code:** A

**Year Built:** 1979

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02310619

**Site Name:** RANCHO NORTH ADDITION-10-13

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,518

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,071

**Land Acres<sup>\*</sup>:** 0.1852

**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:**

CALDWELL GREGORY LYNN

**Primary Owner Address:**

617 BLUE RIDGE TR  
FORT WORTH, TX 76179-1806

**Deed Date:** 5/14/1992

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** 00000000000000

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CALDWELL BILLIE	4/24/1990	00000000000000	0000000	0000000
CALDWELL BILLIE EST;CALDWELL J W JR	12/31/1900	00065220000214	0006522	0000214

## 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	\$179,009	\$50,000	\$229,009	\$229,009
2023	\$204,160	\$35,000	\$239,160	\$208,784
2022	\$186,600	\$35,000	\$221,600	\$189,804
2021	\$143,403	\$35,000	\$178,403	\$172,549
2020	\$144,607	\$35,000	\$179,607	\$156,863

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.