LOCATION

Account Number: 02653710

Address: 1817 FAGAN DR

City: BLUE MOUND

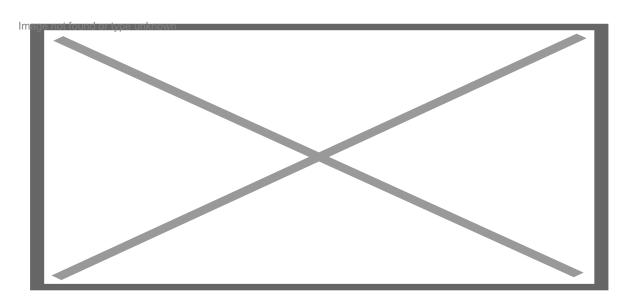
Georeference: 37080-4B-2

Subdivision: SAGINAW PARK ADDITION **Neighborhood Code:** Utility General

Latitude: 32.8581459782 **Longitude:** -97.3340557915

TAD Map: 2048-432 **MAPSCO:** TAR-034Z





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

PROPERTY DATA

Legal Description: SAGINAW PARK ADDITION

Block 4B Lot 2

Jurisdictions:

CITY OF BLUE MOUND (004) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) EAGLE MTN-SAGINAW ISD (918)

State Code: J1 Year Built: 0

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

+++ Rounded.

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

Site Number: 80840817

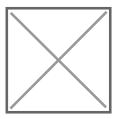
Site Name: MONARCH UTILITIES **Site Class:** Utility - Utility Accounts

Parcels: 2

Primary Building Name:
Primary Building Type:
Gross Building Area+++: 0
Net Leasable Area+++: 0
Percent Complete: 0%
Land Sqft*: 10,662
Land Acres*: 0.2447

Pool: N

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OWNER INFORMATION

Current Owner:
BLUE MOUND CITY OF
Primary Owner Address:
301 S BLUE MOUND RD
FORT WORTH, TX 76131-1030

Deed Date: 9/11/2015

Deed Volume: Deed Page:

Instrument: D215219499

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MONARCH UTILITIES I LP	12/13/2001	00156510000323	0015651	0000323
TEXAS WATER SERVICES INC	9/8/2000	00145300000125	0014530	0000125
TWC UTILITY CO LLC	9/5/2000	00145300000124	0014530	0000124
SAGINAW PARK UTILITY CO	12/31/1900	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*
2025	\$0	\$0	\$0	\$0
2024	\$0	\$10,129	\$10,129	\$10,129
2023	\$0	\$10,129	\$10,129	\$10,129
2022	\$0	\$10,000	\$10,000	\$10,000
2021	\$0	\$10,000	\$10,000	\$10,000
2020	\$0	\$10,000	\$10,000	\$10,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

EXEMPTIONS / SPECIAL APPRAISAL

• PUBLIC PROPERTY 11.11

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.

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⁺ Appraised value may be less than market value due to state-mandated limitations of value increases.