



**Address:** [5452 BANNER DR](#)  
**City:** HALTOM CITY  
**Georeference:** 1585-2-1  
**Subdivision:** WHITE CREEK II MHP  
**Neighborhood Code:** 220-MHImpOnly

**Latitude:** 32.8536254848  
**Longitude:** -97.2699746585  
**TAD Map:** 2066-428  
**MAPSCO:** TAR-050C



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

## PROPERTY DATA

**Legal Description:** WHITE CREEK II MHP PAD 53  
1997 FLEETWOOD 16 X 76 LB# RAD1038178  
FESTIVAL LTD

**Jurisdictions:**

- HALTOM CITY (027)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- BIRDVILLE ISD (902)

**State Code:** M1

**Year Built:** 1997

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 07492634

**Site Name:** WHITE CREEK II MHP-53-80

**Site Class:** M1 - Residential - Mobile Home Imp-Only

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,216

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 0

**Land Acres<sup>\*</sup>:** 0.0000

**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:**  
VELEZ PEREZ EMMANUEL  
**Primary Owner Address:**  
7412 SLEEPY RIDGE CIR  
FORT WORTH, TX 76133

**Deed Date:** 8/1/2023  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** 07492634

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BROWN CONA RAMSEY;BROWN JARIUS	12/30/2013	00000000000000	0000000	0000000
TEXAS FINEST MFG HOUSING INC	12/30/2011	00000000000000	0000000	0000000
HAJI JON	12/31/2007	00000000000000	0000000	0000000
BEATY DENA LOIS C	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$11,463	\$0	\$11,463	\$11,463
2023	\$11,940	\$0	\$11,940	\$11,940
2022	\$12,418	\$0	\$12,418	\$12,418
2021	\$12,896	\$0	\$12,896	\$12,896
2020	\$13,373	\$0	\$13,373	\$13,373

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.