



Address: [312 WILLOW VISTA DR](#)
City: SAGINAW
Georeference: 47159-1-4
Subdivision: WILLOW VISTA ESTATES
Neighborhood Code: 2N020B

Latitude: 32.8618885029
Longitude: -97.3745087283
TAD Map: 2036-432
MAPSCO: TAR-033Z



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

PROPERTY DATA

Legal Description: WILLOW VISTA ESTATES Block
1 Lot 4

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: 2003

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

+++ Rounded.

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

Site Number: 40088812

Site Name: WILLOW VISTA ESTATES-1-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,791

Percent Complete: 100%

Land Sqft*: 7,372

Land Acres*: 0.1692

Pool: N

OWNER INFORMATION



Current Owner:

GUERRA GONZALO J JR

Primary Owner Address:

312 WILLOW VISTA DR
SAGINAW, TX 76179-1389

Deed Date: 5/27/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211132843](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FEDERAL HOME LOAN MTG CORP	9/7/2010	D210225209	0000000	0000000
WIMBERLEY MICHAEL	3/18/2005	D205116726	0000000	0000000
ROBIN L BROWN INC	8/19/2002	00159750000371	0015975	0000371
P & G DEVELOPMENT LP	6/12/2002	00158250000177	0015825	0000177
SAGINAW JOINT VENTURE	1/1/2002	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	\$215,473	\$65,000	\$280,473	\$280,473
2023	\$260,322	\$40,000	\$300,322	\$300,322
2022	\$225,247	\$40,000	\$265,247	\$265,247
2021	\$190,810	\$40,000	\$230,810	\$230,810
2020	\$181,630	\$40,000	\$221,630	\$221,630

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.