



Address: [576 GRIFFITH DR](#)
City: SAGINAW
Georeference: 7856-1-30
Subdivision: COMMONS AT WILLOW CREEK
Neighborhood Code: 2N030B

Latitude: 32.8727461474
Longitude: -97.3844738262
TAD Map: 2030-436
MAPSCO: TAR-033Q



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

PROPERTY DATA

Legal Description: COMMONS AT WILLOW CREEK
Block 1 Lot 30

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: 2012

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/15/2025

Site Number: 40805689

Site Name: COMMONS AT WILLOW CREEK-1-30

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,056

Percent Complete: 100%

Land Sqft^{*}: 7,500

Land Acres^{*}: 0.1721

Pool: N

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:
COUTINO ABRAHAM
Primary Owner Address:
576 GRIFFITH DR
FORT WORTH, TX 76179

Deed Date: 10/30/2018
Deed Volume:
Deed Page:
Instrument: [D218242222](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DIXON SHIRLEY NADINE	11/20/2015	D215264268		
DIXON SHIRLEY N	11/20/2015	D215264268		
TUNE MARY E;TUNE ROBERT	11/30/2012	D212295180	0000000	0000000
BLOOMFIELD HOMES LP	1/10/2011	D211011276	0000000	0000000
JEFFERSON BANK	12/4/2007	D207428634	0000000	0000000
C & N GROUP LP	4/14/2006	D206122336	0000000	0000000
TARRANT WEST II LTD	1/1/2005	000000000000000	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	\$242,856	\$70,000	\$312,856	\$307,794
2023	\$262,289	\$45,000	\$307,289	\$279,813
2022	\$251,938	\$45,000	\$296,938	\$254,375
2021	\$186,250	\$45,000	\$231,250	\$231,250
2020	\$186,250	\$45,000	\$231,250	\$231,250

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.