



**Address:** [940 ROBBINS WAY](#)  
**City:** SAGINAW  
**Georeference:** 7856-3-11  
**Subdivision:** COMMONS AT WILLOW CREEK  
**Neighborhood Code:** 2N030B

**Latitude:** 32.8714508443  
**Longitude:** -97.3830918178  
**TAD Map:** 2030-436  
**MAPSCO:** TAR-033U



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

## PROPERTY DATA

**Legal Description:** COMMONS AT WILLOW CREEK  
Block 3 Lot 11

**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:** 2006

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 40806146

**Site Name:** COMMONS AT WILLOW CREEK-3-11

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,150

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,704

**Land Acres<sup>\*</sup>:** 0.1768

**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:**

TYUS ROBIN  
TYUS MICHAEL

**Primary Owner Address:**

940 ROBBINS WAY  
SAGINAW, TX 76179

**Deed Date:** 1/3/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217002658](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DECK LANDON;DECK STACI DECK	9/18/2013	<a href="#">D213251960</a>	0000000	0000000
BISHOP EMILY;BISHOP MATTHEW	9/20/2006	<a href="#">D206323325</a>	0000000	0000000
CROSS TIMBER DEVELOPMENT CORP	4/24/2006	<a href="#">D206127866</a>	0000000	0000000
TARRANT WEST II LTD	1/1/2005	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	\$258,000	\$70,000	\$328,000	\$301,455
2023	\$279,000	\$45,000	\$324,000	\$274,050
2022	\$252,121	\$45,000	\$297,121	\$249,136
2021	\$181,487	\$45,000	\$226,487	\$226,487
2020	\$181,487	\$45,000	\$226,487	\$226,487

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.