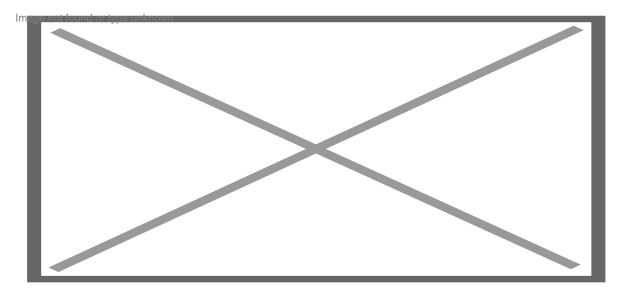


Tarrant Appraisal District Property Information | PDF Account Number: 40806170

Address: 952 ROBBINS WAY

City: SAGINAW Georeference: 7856-3-14 Subdivision: COMMONS AT WILLOW CREEK Neighborhood Code: 2N030B Latitude: 32.871980904 Longitude: -97.3830900908 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 3 Lot 14

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: 40806170 Site Name: COMMONS AT WILLOW CREEK-3-14 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 1,880 Percent Complete: 100% Land Sqft^{*}: 7,704 Land Acres^{*}: 0.1768 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: BERUMEN EFREN R PORTALES-BERUMEN AMANDA G

Primary Owner Address: 952 ROBBINS WAY FORT WORTH, TX 76179 Deed Date: 10/5/2017 Deed Volume: Deed Page: Instrument: D217254629

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SAMUDIO FEDERICO	7/8/2008	D208270197	000000	0000000
MERRITT CLASSIC HOMES INC	8/10/2006	D206255829	000000	0000000
TARRANT WEST II LTD	1/1/2005	000000000000000000000000000000000000000	000000	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	\$250,800	\$70,000	\$320,800	\$283,503
2023	\$275,803	\$45,000	\$320,803	\$257,730
2022	\$236,205	\$45,000	\$281,205	\$234,300
2021	\$168,000	\$45,000	\$213,000	\$213,000
2020	\$168,000	\$45,000	\$213,000	\$213,000

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)
- DISABLED VET 70 to 99 PCT 11.22

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.