



Address: [821 OPAL ST](#)
City: SAGINAW
Georeference: 33470-24-20
Subdivision: RANCHO NORTH ADDITION
Neighborhood Code: 2N020L

Latitude: 32.8483106033
Longitude: -97.3690385827
TAD Map: 2036-428
MAPSCO: TAR-048A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RANCHO NORTH ADDITION
Block 24 Lot 20

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: 1972

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$187,439

Protest Deadline Date: 5/24/2024

Site Number: 02314711

Site Name: RANCHO NORTH ADDITION-24-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,380

Percent Complete: 100%

Land Sqft^{*}: 10,129

Land Acres^{*}: 0.2325

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:

ESPARZA MARIA GUADALUPE

Primary Owner Address:

821 OPAL ST
FORT WORTH, TX 76179

Deed Date: 3/1/2024

Deed Volume:

Deed Page:

Instrument: [D224153835](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ESPARZA ARMANDO JR;ESPARZA CASIMIRO JR;ESPARZA FERNANDO;ESPARZA MARIA ALVAREZ;ESPARZA MARIA GUADALUPE;ESPARZA MARIA N;ESPARZA VANESA CAMILLE;EURESTE NATALIE;OLMOS CONSUELO ESPARZA	3/2/2015	D223183931		
ESPARZA JESSE	12/31/1900	0000000000000000	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	\$132,439	\$55,000	\$187,439	\$187,439
2024	\$132,439	\$55,000	\$187,439	\$181,412
2023	\$129,920	\$35,000	\$164,920	\$164,920
2022	\$123,194	\$35,000	\$158,194	\$158,194
2021	\$112,053	\$35,000	\$147,053	\$147,053
2020	\$120,665	\$35,000	\$155,665	\$155,665

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.