



**Address:** [813 OPAL ST](#)  
**City:** SAGINAW  
**Georeference:** 33470-24-22  
**Subdivision:** RANCHO NORTH ADDITION  
**Neighborhood Code:** 2N020L

**Latitude:** 32.8487113796  
**Longitude:** -97.3690435998  
**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 22

**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

**Protest Deadline Date:** 5/24/2024

**Site Number:** 02314746

**Site Name:** RANCHO NORTH ADDITION-24-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,220

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,845

**Land Acres<sup>\*</sup>:** 0.2489

**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:**

813 OPAL SAGINAW TRUST

**Primary Owner Address:**

813 OPAL ST  
FORT WORTH, TX 76179

**Deed Date:** 12/28/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224179755](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
K R RANCH	5/3/2022	<a href="#">D222294723</a>		
HK REO LLC	11/19/2021	<a href="#">D221339221</a>		
CASEY LENDING LLC	3/1/2021	<a href="#">D221053193</a>		
PROPEL NATIONAL FUNDING 1	12/7/2020	<a href="#">D221017869</a>		
813 OPAL ST SAGINAW TRUST	8/24/2015	<a href="#">D215217033</a>		
YAMMINE WALID	1/6/2011	<a href="#">D211013215</a>	0000000	0000000
CAGLE JAMES	12/8/2010	<a href="#">D210302831</a>	0000000	0000000
YAMMINE N MEHAWAJ;YAMMINE WALLY	11/23/2005	<a href="#">D205371140</a>	0000000	0000000
THOMPSON JERRY SANDERS	11/6/1989	00000000000000	0000000	0000000
SANDERS GENE	3/4/1986	00084730001315	0008473	0001315
WINN RONALD DEE	7/20/1984	00078960000053	0007896	0000053
DEE WINN & GLENNA WINN	12/31/1900	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	\$74,638	\$55,000	\$129,638	\$129,638
2024	\$74,638	\$55,000	\$129,638	\$129,638
2023	\$74,954	\$35,000	\$109,954	\$109,954
2022	\$72,671	\$35,000	\$107,671	\$107,671
2021	\$67,512	\$35,000	\$102,512	\$102,512
2020	\$59,204	\$35,000	\$94,204	\$93,530

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

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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.