



**Address:** [600 CANYON DR](#)  
**City:** SAGINAW  
**Georeference:** 33470-42-1  
**Subdivision:** RANCHO NORTH ADDITION  
**Neighborhood Code:** 2N020F

**Latitude:** 32.8555492512  
**Longitude:** -97.3723802448  
**TAD Map:** 2036-432  
**MAPSCO:** TAR-033Z



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 42 Lot 1

**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:** 1983

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 02318997

**Site Name:** RANCHO NORTH ADDITION-42-1

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,432

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,096

**Land Acres<sup>\*</sup>:** 0.2088

**Pool:** Y

<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:**

PADILLA JEREMY

**Primary Owner Address:**

600 CANYON DR  
FORT WORTH, TX 76179

**Deed Date:** 8/25/2014

**Deed Volume:**

**Deed Page:**

**Instrument:** [D214189341](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FEDERAL HOME LOAN MTG CORP	6/3/2014	<a href="#">D214119912</a>	0000000	0000000
STARUH ROBERT J	6/14/2005	<a href="#">D205219061</a>	0000000	0000000
STARUH MARCIA R;STARUH ROBERT J	6/26/2001	00149790000244	0014979	0000244
FORSYTH MATTIE MAE	1/23/1998	00130710000070	0013071	0000070
FORSYTH CHARLES W;FORSYTH MATTIE	9/17/1997	00129220000284	0012922	0000284
WOLFE JOHN F JR	9/16/1983	00076170001210	0007617	0001210
SABINE VALLEY INDUST	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	\$201,678	\$50,000	\$251,678	\$251,678
2024	\$201,678	\$50,000	\$251,678	\$251,678
2023	\$226,722	\$35,000	\$261,722	\$229,537
2022	\$204,162	\$35,000	\$239,162	\$208,670
2021	\$157,967	\$35,000	\$192,967	\$186,900
2020	\$159,130	\$35,000	\$194,130	\$169,909

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.