



**Address:** [1216 N KNOWLES DR](#)  
**City:** SAGINAW  
**Georeference:** 37070-12-15  
**Subdivision:** SAGINAW NORTH ADDITION  
**Neighborhood Code:** 2N030L

**Latitude:** 32.8780004823  
**Longitude:** -97.3868749418  
**TAD Map:** 2030-440  
**MAPSCO:** TAR-033Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SAGINAW NORTH ADDITION  
Block 12 Lot 15

**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:** 1981

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$246,074

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

**Site Number:** 02649152

**Site Name:** SAGINAW NORTH ADDITION-12-15

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,476

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,121

**Land Acres<sup>\*</sup>:** 0.1634

**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:**

HAMMOND JAMES M  
HAMMOND ANGELA

**Primary Owner Address:**

1216 N KNOWLES DR  
SAGINAW, TX 76179-1024

**Deed Date:** 5/28/2002

**Deed Volume:** 0015719

**Deed Page:** 0000093

**Instrument:** 00157190000093

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CLARK CHERYL ANNE;CLARK TOM	9/24/2001	00151760000444	0015176	0000444
CLARK CHERYL ANNE	4/27/1999	00000000000000	0000000	0000000
BAILEY CHERYL A;BAILEY JOSEPH D	10/23/1992	00108250000953	0010825	0000953
NICHOLS JAMES D;NICHOLS MARY L	9/17/1984	00079600000602	0007960	0000602
JAMES G CHRISTY	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	\$196,074	\$50,000	\$246,074	\$246,074
2024	\$196,074	\$50,000	\$246,074	\$227,609
2023	\$190,013	\$30,000	\$220,013	\$206,917
2022	\$171,909	\$30,000	\$201,909	\$188,106
2021	\$141,005	\$30,000	\$171,005	\$171,005
2020	\$142,170	\$30,000	\$172,170	\$157,830

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.