



Address: [4735 SADDLEBROOK DR](#)
City: BENBROOK
Georeference: 25583-1-2
Subdivision: MEADOWS ADDITION, THE-BENBROOK
Neighborhood Code: 4W003O

Latitude: 32.703889475
Longitude: -97.4549402638
TAD Map: 2012-376
MAPSCO: TAR-073Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOWS ADDITION, THE-BENBROOK Block 1 Lot 2

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1995

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05796482

Site Name: MEADOWS ADDITION, THE-BENBROOK-1-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,200

Percent Complete: 100%

Land Sqft^{*}: 8,722

Land Acres^{*}: 0.2002

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:

MASHBURN VICTOR
MASHBURN DEBRA S

Primary Owner Address:

4735 SADDLEBROOK DR
FORT WORTH, TX 76116-1448

Deed Date: 10/30/2002

Deed Volume: 0016112

Deed Page: 0000416

Instrument: 00161120000416

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HORTON JONATHAN;HORTON TAMRA	10/1/1996	00125380001268	0012538	0001268
WILLIAM W HORN & ASSOC INC	4/25/1995	00119550001787	0011955	0001787
HORN WILLIAM W	10/14/1992	00108200001985	0010820	0001985
LANDMARK BANK OF FORT WORTH	3/4/1988	00092320002219	0009232	0002219
PAAN DEVELOPMENT INC	3/31/1987	00089230001755	0008923	0001755
M C HOMES INC	3/10/1987	00089770002211	0008977	0002211
WESTERN PINNACLE DEV CO INC	12/26/1984	00080410000595	0008041	0000595

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	\$293,000	\$60,000	\$353,000	\$353,000
2024	\$293,000	\$60,000	\$353,000	\$353,000
2023	\$306,000	\$60,000	\$366,000	\$345,615
2022	\$277,257	\$60,000	\$337,257	\$314,195
2021	\$235,907	\$60,000	\$295,907	\$285,632
2020	\$199,665	\$60,000	\$259,665	\$259,665

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.