



Address: [8233 SADDLEBROOK DR](#)
City: BENBROOK
Georeference: 25583-4-9
Subdivision: MEADOWS ADDITION, THE-BENBROOK
Neighborhood Code: 4W003O

Latitude: 32.7037739372
Longitude: -97.4591856984
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 4 Lot 9

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: 1996

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 05797012

Site Name: MEADOWS ADDITION, THE-BENBROOK-4-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,205

Percent Complete: 100%

Land Sqft^{*}: 8,964

Land Acres^{*}: 0.2057

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:

BALBUENA JUAN
BALBUENA KAYLA

Primary Owner Address:

8233 SADDLEBROOK DR
BENBROOK, TX 76116

Deed Date: 4/14/2023

Deed Volume:

Deed Page:

Instrument: [D223062789](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ADAMS DAVID HERSCHEL	10/28/2022	N0.23P018		
ADAMS ELLEN G	6/21/2005	000000000000000	0000000	0000000
ADAMS ELLEN;ADAMS HERSCHEL EST	4/15/1996	00123330002394	0012333	0002394
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
WESTERN PINNACLE DEV CO INC	1/1/1985	000000000000000	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	\$283,038	\$60,000	\$343,038	\$343,038
2024	\$283,038	\$60,000	\$343,038	\$343,038
2023	\$333,628	\$60,000	\$393,628	\$350,230
2022	\$280,764	\$60,000	\$340,764	\$318,391
2021	\$239,179	\$60,000	\$299,179	\$289,446
2020	\$203,133	\$60,000	\$263,133	\$263,133

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.