



Address: [612 JAN CT](#)
City: SAGINAW
Georeference: 46528-2-16
Subdivision: WHISPERWOOD ESTATES ADDITION
Neighborhood Code: 2N030H

Latitude: 32.8670949493
Longitude: -97.389855536
TAD Map: 2030-436
MAPSCO: TAR-033T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WHISPERWOOD ESTATES
ADDITION Block 2 Lot 16

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: 2002

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 07091079

Site Name: WHISPERWOOD ESTATES ADDITION-2-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,876

Percent Complete: 100%

Land Sqft^{*}: 10,746

Land Acres^{*}: 0.2466

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:

GUILLEN RAUL

GUILLEN ROSA

Primary Owner Address:

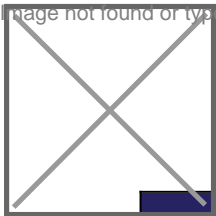
9024 QUARY HILL CT
FORT WORTH, TX 76179

Deed Date: 12/17/2014

Deed Volume:

Deed Page:

Instrument: [D214273328](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ASHKAR NASSAR H	3/13/2002	00155520000032	0015552	0000032
WOODHAVEN PARTNERS LTD	11/2/2001	00152690000320	0015269	0000320
PMR II PARTNERS LTD	12/28/2000	00146800000301	0014680	0000301
WOODHAVEN PARTNERS LTD	5/10/2000	00143440000378	0014344	0000378
MTW CENTRE COURT INC	1/1/1997	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 ⁺
2025	\$252,635	\$60,000	\$312,635	\$312,635
2024	\$252,635	\$60,000	\$312,635	\$312,635
2023	\$275,254	\$40,000	\$315,254	\$315,254
2022	\$238,685	\$40,000	\$278,685	\$244,426
2021	\$182,205	\$40,000	\$222,205	\$222,205
2020	\$173,766	\$40,000	\$213,766	\$205,985

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

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.