



Address: [900 PEACOCK DR](#)
City: SAGINAW
Georeference: 17657D-5-11
Subdivision: HEATHER RIDGE ESTATES PH 1
Neighborhood Code: 2N100T

Latitude: 32.8715752924
Longitude: -97.3568792502
TAD Map: 2042-436
MAPSCO: TAR-034T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HEATHER RIDGE ESTATES PH
1 Block 5 Lot 11

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: 2001

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$300,000

Protest Deadline Date: 5/24/2024

Site Number: 07552475

Site Name: HEATHER RIDGE ESTATES PH 1-5-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,320

Percent Complete: 100%

Land Sqft^{*}: 8,232

Land Acres^{*}: 0.1889

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:

IBARRA HECTOR
IBARRA AUDELIA

Primary Owner Address:

900 PEACOCK DR
SAGINAW, TX 76131

Deed Date: 8/29/2016

Deed Volume:

Deed Page:

Instrument: [D216200497](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRIEDRICHS ERIK T;FRIEDRICHS LYNETT	12/28/2001	00153870000302	0015387	0000302
KIMBALL HILL HOMES TEXAS INC	6/21/2001	00150100000136	0015010	0000136
HALL RESIDENTIAL ASSOC LTD	1/1/2000	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	\$235,000	\$65,000	\$300,000	\$300,000
2024	\$235,000	\$65,000	\$300,000	\$295,248
2023	\$313,940	\$40,000	\$353,940	\$268,407
2022	\$204,006	\$40,000	\$244,006	\$244,006
2021	\$196,025	\$40,000	\$236,025	\$234,665
2020	\$173,332	\$40,000	\$213,332	\$213,332

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.