



**Address:** [4906 SADDLEHORN DR](#)  
**City:** ARLINGTON  
**Georeference:** 1852-13-26  
**Subdivision:** BAYBERRY HILLS ADDITION  
**Neighborhood Code:** 1L140F

**Latitude:** 32.6519771465  
**Longitude:** -97.1850203342  
**TAD Map:** 2096-356  
**MAPSCO:** TAR-109A



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** BAYBERRY HILLS ADDITION  
Block 13 Lot 26

**Jurisdictions:**

CITY OF ARLINGTON (024)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KENNE DALE ISD (914)

**State Code:** A

**Year Built:** 2004

**Personal Property Account:** N/A

**Agent:** OWNWELL INC (12140)

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

**Site Number:** 07711646

**Site Name:** BAYBERRY HILLS ADDITION-13-26

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,094

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,380

**Land Acres<sup>\*</sup>:** 0.1694

**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:**

HPA JV TEXAS SUB 2019-1 ATH LLC

**Primary Owner Address:**

120 S RIVERSIDE PLZ STE 2000  
CHICAGO, IL 60606

**Deed Date:** 5/16/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219112466](#)

| Previous Owners                   | Date       | Instrument                 | Deed Volume | Deed Page |
|-----------------------------------|------------|----------------------------|-------------|-----------|
| HPA US1 LLC                       | 4/26/2019  | <a href="#">D219092664</a> |             |           |
| HP TEXAS I LLC                    | 10/16/2018 | <a href="#">D218232225</a> |             |           |
| MICUL ARCHER ENTERPRISES LLC      | 2/2/2015   | <a href="#">D215026620</a> |             |           |
| ARCHER JOSEPH                     | 2/29/2008  | <a href="#">D208083643</a> | 0000000     | 0000000   |
| SECRETARY OF HUD                  | 10/10/2007 | <a href="#">D207419355</a> | 0000000     | 0000000   |
| WELLS FARGO BANK N A              | 10/2/2007  | <a href="#">D207363587</a> | 0000000     | 0000000   |
| SQUILLACI ANGELIA;SQUILLACI STEPH | 10/22/2004 | <a href="#">D204353960</a> | 0000000     | 0000000   |
| CHOICE HOMES INC                  | 6/22/2004  | <a href="#">D204202720</a> | 0000000     | 0000000   |
| CONNELL DEVELOPMENT CO            | 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 <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$226,019          | \$75,000    | \$301,019    | \$301,019                    |
| 2024 | \$282,632          | \$75,000    | \$357,632    | \$357,632                    |
| 2023 | \$310,630          | \$50,000    | \$360,630    | \$360,630                    |
| 2022 | \$240,213          | \$50,000    | \$290,213    | \$290,213                    |
| 2021 | \$189,900          | \$50,000    | \$239,900    | \$239,900                    |
| 2020 | \$189,900          | \$50,000    | \$239,900    | \$239,900                    |

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.