



Address: [944 CHESTNUT LN](#)
City: SAGINAW
Georeference: 7856-6-12
Subdivision: COMMONS AT WILLOW CREEK
Neighborhood Code: 2N030B

Latitude: 32.8719969641
Longitude: -97.3802498075
TAD Map: 2036-436
MAPSCO: TAR-033Q



Google Map or type unknown

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

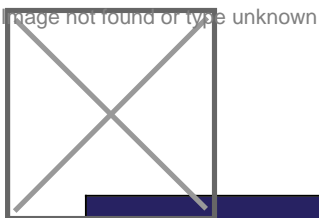
PROPERTY DATA

Legal Description: COMMONS AT WILLOW CREEK
Block 6 Lot 12 50% UNDIVIDED INTEREST
Jurisdictions:
CITY OF SAGINAW (021)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EAGLE MTN-SAGINAW ISD (008)
Site Number: 40159477
Site Name: COMMONS AT WILLOW CREEK 6 12 50% UNDIVIDED INTEREST
Site Class: A1 - Residential - Single Family
Parcels: 2
Approximate Size+++: 2,084
State Code: A
Percent Complete: 100%
Year Built: 2003
Land Sqft*: 7,916
Personal Property Account N/A
Land Acres*: 0.1817
Agent: None
Pool: N
Notice Sent Date:
4/15/2025
Notice Value: \$171,263
Protest Deadline Date: 5/24/2024

+++ Rounded.
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
DEFRANCISCO JOSEPH
Primary Owner Address:
944 CHESTNUT LN
SAGINAW, TX 76179
Deed Date: 7/31/2018
Deed Volume:
Deed Page:
Instrument: [D218134694](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DEFRANCISCO JOSEPH;WILLS JEAN	6/18/2018	D218134694		
COLLETT LUANNE K;COLLETT TERRY G	3/17/2008	D208118247	0000000	0000000
CARTUS FINANCIAL CORP	8/21/2007	D208118246	0000000	0000000
PIERCE CHARLES;PIERCE LYNNE M	2/11/2004	D204050554	0000000	0000000
C & N GROUP INC	4/15/2003	00167080000100	0016708	0000100
TARRANT WEST II LTD	1/1/2002	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	\$136,263	\$35,000	\$171,263	\$167,729
2024	\$136,263	\$35,000	\$171,263	\$152,481
2023	\$143,909	\$22,500	\$166,409	\$138,619
2022	\$115,162	\$22,500	\$137,662	\$126,017
2021	\$92,061	\$22,500	\$114,561	\$114,561
2020	\$92,496	\$22,500	\$114,996	\$114,996

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.