



**Address:** [833 TOWNE CT](#)  
**City:** SAGINAW  
**Georeference:** 37084-1-7  
**Subdivision:** SAGINAW TOWNE CENTER  
**Neighborhood Code:** MED-Northwest Tarrant County General

**Latitude:** 32.8711912106  
**Longitude:** -97.375642983  
**TAD Map:** 2036-436  
**MAPSCO:** TAR-033V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SAGINAW TOWNE CENTER  
Block 1 Lot 7

**Jurisdictions:**

CITY OF SAGINAW (021)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**State Code:** F1

**Year Built:** 2006

**Personal Property Account:** [14846981](#)

**Agent:** ALLIANCE TAX ADVISORS (00745)

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$1,114,667

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80843182

**Site Name:** TALKING TADPOLES PEDIATRIC THERAPY

**Site Class:** MEDOff - Medical-Office

**Parcels:** 1

**Primary Building Name:** TALKING TADPOLES / 40269515

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 4,560

**Net Leasable Area<sup>+++</sup>:** 4,560

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 26,556

**Land Acres<sup>\*</sup>:** 0.6096

**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:**

CHESTERFIELD LIVING TRUST  
CLAUDE EVEREST LLC

**Primary Owner Address:**

22287 MULHOLLAND HWY SUITE 350  
CALABASAS, CA 91302

**Deed Date:** 9/10/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221275320](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHESTERFIELD LIVING TRUST;CLAUDE EVEREST LLC;FISHER JOHN S;LIU FEI	9/9/2021	<a href="#">D221275319</a>		
CLAUDE EVEREST LLC;FISHER FAMILY SURVIVOR'S TRUST;FISHER JOHN S;LIU FEI	7/31/2016	<a href="#">D216181738</a>		
FISHER FAMILY SURVIVOR'S TRUST;FISHER JOHN S;LIU FEI	6/6/2016	<a href="#">D216121928</a>		
GIBSON ASSET MANAGEMENT LLC	9/15/2008	<a href="#">D208380634</a>	0000000	0000000
BENT CREEK INVESTMENTS I LP	3/10/2006	<a href="#">D206076779</a>	0000000	0000000
SAGINAW TOWNE CTR DEV LLC	4/18/2003	<a href="#">D203388219</a>	0000000	0000000
BENT CREEK INVESTMENTS INC	1/1/2003	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 <sup>+</sup>
2025	\$965,422	\$149,245	\$1,114,667	\$1,114,667
2024	\$853,955	\$149,245	\$1,003,200	\$1,003,200
2023	\$831,155	\$149,245	\$980,400	\$980,400
2022	\$800,755	\$149,245	\$950,000	\$950,000
2021	\$671,555	\$149,245	\$820,800	\$820,800
2020	\$671,555	\$149,245	\$820,800	\$820,800

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.