



Address: [316 LOTTIE LN](#)
City: SAGINAW
Georeference: 47149K-4-28
Subdivision: WILLOW CREEK ESTATES-SAGINAW
Neighborhood Code: 2N020D

Latitude: 32.8547651255
Longitude: -97.3776123753
TAD Map: 2036-432
MAPSCO: TAR-047D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW CREEK ESTATES-SAGINAW Block 4 Lot 28

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: 2006
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 40272117
Site Name: WILLOW CREEK ESTATES-SAGINAW-4-28
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,305
Percent Complete: 100%
Land Sqft^{*}: 8,496
Land Acres^{*}: 0.1950
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:
ESPARZA JUAN
ESPARZA ROSA
Primary Owner Address:
316 LOTTIE LN
SAGINAW, TX 76179-1860

Deed Date: 6/20/2007
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D207221102](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEARSTONE PROPERTIES LP	11/10/2006	D206364298	0000000	0000000
WILLOW CREEK PROPERTY LP	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 ⁺
2025	\$275,765	\$70,000	\$345,765	\$345,765
2024	\$275,765	\$70,000	\$345,765	\$345,765
2023	\$330,345	\$50,000	\$380,345	\$324,881
2022	\$245,346	\$50,000	\$295,346	\$295,346
2021	\$229,331	\$50,000	\$279,331	\$279,331
2020	\$208,559	\$50,000	\$258,559	\$258,559

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)
- HOMESTEAD DISABLED PERSON 11.13 (c)

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.