



Address: [PEDEN RD](#)
City: TARRANT COUNTY
Georeference: A1385-1D02
Subdivision: SAMORA, YRINES SURVEY
Neighborhood Code: 2N300C

Latitude: 32.9343508652
Longitude: -97.4541868901
TAD Map: 2012-460
MAPSCO: TAR-017L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SAMORA, YRINES SURVEY
Abstract 1385 Tract 1D02

Jurisdictions:
TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (226)
EAGLE MTN-SAGINAW ISD (918)

Site Number: 80872989
Site Name: SAMORA, YRINES SURVEY 1385 1A1 BOUNDARY SPLIT
Site Class: ResAg - Residential - Agricultural
Parcels: 15
Approximate Size⁺⁺⁺: 0

State Code: D1
Year Built: 0
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 8/16/2024

Percent Complete: 0%
Land Sqft^{*}: 174,675
Land Acres^{*}: 4.0100
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:
MM BONDS 836 LLC

Primary Owner Address:
1800 VALLEY VIEW LN SUITE 300
FARMERS BRANCH, TX 75234

Deed Date: 4/8/2024
Deed Volume:
Deed Page:
Instrument: [D224060969](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SHEELIN MC SHARRY TEXAS LP	4/1/2008	D208118160	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	\$0	\$190,143	\$190,143	\$285
2024	\$0	\$0	\$0	\$0
2023	\$0	\$160,400	\$160,400	\$317
2022	\$0	\$160,400	\$160,400	\$325
2021	\$0	\$151,174	\$151,174	\$333
2020	\$0	\$58,947	\$58,947	\$369

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

- AGRICULTURAL 1D1 23.51

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.