



**Address:** [140 SPRING DR](#)  
**City:** SAGINAW  
**Georeference:** 39913-2-12  
**Subdivision:** SPRING CREEK-SAGINAW  
**Neighborhood Code:** 2N100Q

**Latitude:** 32.8628779295  
**Longitude:** -97.3587721796  
**TAD Map:** 2042-432  
**MAPSCO:** TAR-034X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SPRING CREEK-SAGINAW  
Block 2 Lot 12

**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:** 2017  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800010203  
**Site Name:** SPRING CREEK-SAGINAW 2 12  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 2,818  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 8,630  
**Land Acres<sup>\*</sup>:** 0.1981  
**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:**  
MERCADO MARIANELA  
MERCADO LUIS  
**Primary Owner Address:**  
140 SPRING DR  
FORT WORTH, TX 76131

**Deed Date:** 5/17/2018  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D218107125](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DR HORTON - TEXAS LTD	1/15/2016	<a href="#">D216010970</a>		

## 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	\$300,000	\$65,000	\$365,000	\$365,000
2024	\$300,000	\$65,000	\$365,000	\$365,000
2023	\$415,624	\$45,000	\$460,624	\$360,241
2022	\$326,642	\$45,000	\$371,642	\$327,492
2021	\$252,720	\$45,000	\$297,720	\$297,720
2020	\$243,460	\$45,000	\$288,460	\$288,460

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.