



Address: [317 BUNNY CIR](#)
City: SAGINAW
Georeference: 47159-7B-21
Subdivision: WILLOW VISTA ESTATES
Neighborhood Code: 2N020G

Latitude: 32.8629100993
Longitude: -97.3775350253
TAD Map: 2036-432
MAPSCO: TAR-033Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOW VISTA ESTATES Block
7B Lot 21

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: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 800016924
Site Name: WILLOW VISTA ESTATES 7B 21
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,622
Percent Complete: 100%
Land Sqft^{*}: 14,315
Land Acres^{*}: 0.3286
Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
NEFF RODDY M JR
NEFF LEAH E

Primary Owner Address:
317 BUNNY CIR
SAGINAW, TX 76179

Deed Date: 4/6/2018
Deed Volume:
Deed Page:
Instrument: [D218074855](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEARSTONE PROPERTIES LP	8/28/2017	D217202655		

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	\$333,845	\$100,000	\$433,845	\$433,845
2024	\$333,845	\$100,000	\$433,845	\$433,845
2023	\$393,260	\$81,250	\$474,510	\$413,474
2022	\$315,014	\$81,250	\$396,264	\$375,885
2021	\$260,464	\$81,250	\$341,714	\$341,714
2020	\$260,464	\$81,250	\$341,714	\$341,714

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.