

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42303719

Address: 224 SUGAR CREEK LN

City: SAGINAW

Georeference: 1606-5-17

Subdivision: BAR C RANCH - SAGINAW, THE

Neighborhood Code: 2N100H

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

## PROPERTY DATA

Legal Description: BAR C RANCH - SAGINAW,

THE Block 5 Lot 17

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: 2019

Personal Property Account: N/A

Agent: None

+++ Rounded.

Protest Deadline Date: 5/24/2024

Site Number: 800026536

Site Name: BAR C RANCH - SAGINAW, THE Block 5 Lot 17

Latitude: 32.8858946113

**TAD Map:** 2036-440 **MAPSCO:** TAR-033M

Longitude: -97.3726166427

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 1,814
Percent Complete: 100%

Land Sqft\*: 7,200

Land Acres : 0.1653

Pool: N

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

OWNER INFORMATION

**Current Owner:** 

MELOM-LEMOS CARSON

MELOM PATRICIA

**Primary Owner Address:** 224 SUGAR CREEK LN

FORT WORTH, TX 76131

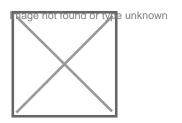
**Deed Date: 2/24/2021** 

Deed Volume: Deed Page:

**Instrument: D221054961** 

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALDAMA VINCENT ATILANO	1/29/2020	D221074944 CWD		
IMPRESSION HOMES LLC	9/17/2019	D219211215		

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**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	\$245,000	\$75,000	\$320,000	\$320,000
2024	\$264,965	\$75,000	\$339,965	\$339,965
2023	\$318,999	\$55,000	\$373,999	\$315,852
2022	\$232,138	\$55,000	\$287,138	\$287,138
2021	\$208,960	\$55,000	\$263,960	\$263,960
2020	\$119,232	\$31,900	\$151,132	\$151,132

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

- HOMESTEAD GENERAL 11.13(b)
- DISABLED VET 70 to 99 PCT 11.22

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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.