

Tarrant Appraisal District

Property Information | PDF

Account Number: 42304154

Address: 244 CATTLEMANS TR

City: SAGINAW

Georeference: 1606-7-22

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 7 Lot 22

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

Protest Deadline Date: 5/24/2024

Site Number: 800026596

Site Name: BAR C RANCH - SAGINAW, THE 7 22

Site Class: A1 - Residential - Single Family

Latitude: 32.8851157966

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

Longitude: -97.3715489785

Parcels: 1

Approximate Size+++: 2,549
Percent Complete: 100%

Land Sqft*: 6,900 Land Acres*: 0.1584

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

CHALOUPKA LAUREN

SHEA MATTHEW

Primary Owner Address:

Deed Date: 3/9/2022

Deed Volume:

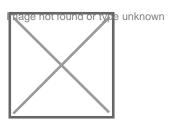
Deed Page:

244 CATTLEMANS TRAIL DR
FORT WORTH, TX 76131 Instrument: D222064239

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------|------------|------------|-------------|-----------|
| WRIGHT LAUREN;WRIGHT WHITNEY | 11/13/2019 | D219264903 | | |
| ANTARES ACQUISITION LLC | 4/16/2019 | D219081662 | | |

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



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 | \$311,816 | \$75,000 | \$386,816 | \$386,816 |
| 2024 | \$311,816 | \$75,000 | \$386,816 | \$386,816 |
| 2023 | \$375,889 | \$55,000 | \$430,889 | \$430,889 |
| 2022 | \$323,749 | \$55,000 | \$378,749 | \$330,420 |
| 2021 | \$245,382 | \$55,000 | \$300,382 | \$300,382 |
| 2020 | \$245,997 | \$55,000 | \$300,997 | \$300,997 |

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

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.

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