

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 42304162

Address: 240 CATTLEMANS TR

City: SAGINAW

Georeference: 1606-7-23

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 23

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: 800026591

Site Name: BAR C RANCH - SAGINAW, THE 7 23

Site Class: A1 - Residential - Single Family

Latitude: 32.8851161858

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

Longitude: -97.3717439677

Parcels: 1

Approximate Size+++: 2,105
Percent Complete: 100%

Deed Date: 11/27/2019

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

Pool: N

+++ Rounded.

## **OWNER INFORMATION**

**Current Owner:** 

CMET NATHANIEL BAE

CMET DANIELLE

Primary Owner Address:

240 CATTLEMANS TRL

Deed Volume:

Deed Page:

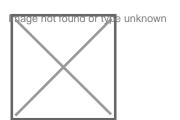
SAGINAW, TX 76131 Instrument: <u>D219276877</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANTARES ACQUISITION LLC	4/16/2019	D219081662		

## **VALUES**

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



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$283,604	\$75,000	\$358,604	\$358,604
2024	\$283,604	\$75,000	\$358,604	\$358,604
2023	\$341,632	\$55,000	\$396,632	\$336,925
2022	\$294,418	\$55,000	\$349,418	\$306,295
2021	\$223,450	\$55,000	\$278,450	\$278,450
2020	\$224,010	\$55,000	\$279,010	\$279,010

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)
- DISABLED VET 50 to 69 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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