



## LOCATION

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**Address:** [613 RIDGECREST DR](#)  
**City:** SAGINAW  
**Georeference:** 33470-33-21  
**Subdivision:** RANCHO NORTH ADDITION  
**Neighborhood Code:** 2N020F

**Latitude:** 32.8510189545  
**Longitude:** -97.3729266108  
**TAD Map:** 2036-428  
**MAPSCO:** TAR-047D



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** RANCHO NORTH ADDITION  
Block 33 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:** 1974

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 02316862

**Site Name:** RANCHO NORTH ADDITION-33-21

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,060

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,836

**Land Acres<sup>\*</sup>:** 0.2028

**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

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**Current Owner:**

VERGARI MICHAEL J

VERGARI DELIA

**Primary Owner Address:**

613 RIDGECREST DR  
SAGINAW, TX 76179-1831

**Deed Date:** 8/18/1995

**Deed Volume:** 0012073

**Deed Page:** 0001080

**Instrument:** 00120730001080

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CARRILLO SALLY	2/2/1993	00109400000154	0010940	0000154
ADMINISTRATOR VETERAN AFFAIRS	9/4/1990	00100310001546	0010031	0001546
BATES CHERYL J	4/26/1988	00092700001103	0009270	0001103
CARPENTER MARLIN	7/26/1985	00082620000052	0008262	0000052
MORTGAGE AND TRUST INC	8/10/1984	00079170001778	0007917	0001778
DAN C PITTS	12/31/1900	00000000000000	0000000	0000000

## 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	\$0	\$0	\$0	\$0
2024	\$170,542	\$50,000	\$220,542	\$220,542
2023	\$197,394	\$35,000	\$232,394	\$209,075
2022	\$180,960	\$35,000	\$215,960	\$190,068
2021	\$137,789	\$35,000	\$172,789	\$172,789
2020	\$140,000	\$35,000	\$175,000	\$172,325

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.