



**Address:** [306 MARI CT](#)  
**City:** MANSFIELD  
**Georeference:** 24753-2-22  
**Subdivision:** MANSFIELD COUNTRY ESTATES ADDN  
**Neighborhood Code:** 1M900B

**Latitude:** 32.5934573969  
**Longitude:** -97.1764756026  
**TAD Map:** 2096-336  
**MAPSCO:** TAR-123B



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

## PROPERTY DATA

**Legal Description:** MANSFIELD COUNTRY ESTATES ADDN Block 2 Lot 22

**Jurisdictions:**

- CITY OF MANSFIELD (017)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1984

**Personal Property Account:** N/A

**Agent:** None

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

**Site Number:** 05169453

**Site Name:** MANSFIELD COUNTRY ESTATES ADDN-2-22

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,416

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 20,114

**Land Acres<sup>\*</sup>:** 0.4617

**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



**Current Owner:**

WARREN JAMES WESLEY  
WARREN AUTUMN

**Primary Owner Address:**

306 MARI CT  
MANSFIELD, TX 76063

**Deed Date:** 3/3/2022

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222058877](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GUSTAFSSON KJELL-AKE	12/30/1998	00136010000039	0013601	0000039
SMITH BRANDLE;SMITH KENNETH JR	12/5/1984	00080240001070	0008024	0001070
M & W HOME BUILDERS INC	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	\$261,705	\$43,871	\$305,576	\$305,576
2023	\$263,009	\$43,871	\$306,880	\$306,880
2022	\$223,377	\$27,708	\$251,085	\$209,683
2021	\$182,968	\$27,708	\$210,676	\$190,621
2020	\$177,977	\$27,708	\$205,685	\$173,292

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.