

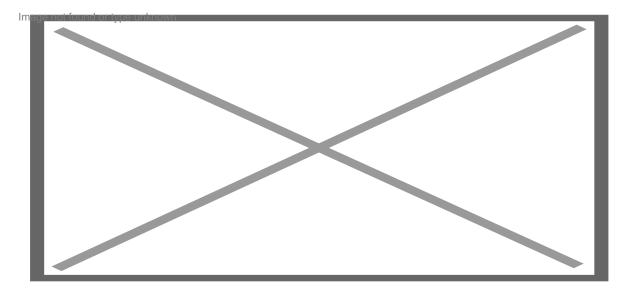
Tarrant Appraisal District Property Information | PDF Account Number: 07464576

Address: <u>42 THOUSAND OAKS DR</u> City: MANSFIELD Georeference: A1267-7B01 Subdivision: THOUSAND OAKS MHP

Neighborhood Code: 220-MHImpOnly

Latitude: 32.5836380963 Longitude: -97.1603973851 TAD Map: 2102-332 MAPSCO: TAR-123L





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

PROPERTY DATA

Legal Description: THOUSAND OAKS MHP PAD 42 1995 CLAYTON 16 X 76 LB# TEX0534397 TEXAN

Jurisdictions:

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

State Code: M1 Year Built: 1995 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 07464576 Site Name: THOUSAND OAKS MHP-42-80 Site Class: M1 - Residential - Mobile Home Imp-Only Parcels: 1 Approximate Size***: 1,216 Percent Complete: 100% Land Sqft*: 0 Land Acres*: 0.0000 Pool: N

+++ Rounded.

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

OWNER INFORMATION



RANSBURG RONALD

Primary Owner Address: 42 THOUSAND OAKS DR MANSFIELD, TX 76063 Deed Date: 12/30/2020 Deed Volume: Deed Page: Instrument: MH00885769

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ACF II HOMES LLC -	12/30/2020	MH00823775		
HEARTLAND LIVING LLC	12/30/2018	MH00743071		
MANSFIELD HOMES LLC	12/31/2007	000000000000000000000000000000000000000	000000	0000000
KETELAAR WENDY R	12/31/1900	000000000000000000000000000000000000000	000000	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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$10,508	\$0	\$10,508	\$10,508
2023	\$10,985	\$0	\$10,985	\$10,985
2022	\$11,463	\$0	\$11,463	\$11,463
2021	\$11,940	\$0	\$11,940	\$11,940
2020	\$12,418	\$0	\$12,418	\$12,418

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

There are no exemptions for this property

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.