



Address: [1804 WALNUT HILLS LN](#)
City: MANSFIELD
Georeference: 44986-2-3
Subdivision: WALNUT HILLS ADDITION
Neighborhood Code: 1M070A

Latitude: 32.601767797
Longitude: -97.111425665
TAD Map: 2114-340
MAPSCO: TAR-111W



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

PROPERTY DATA

Legal Description: WALNUT HILLS ADDITION
Block 2 Lot 3

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: RYAN LLC (00672F)

Protest Deadline Date: 5/15/2025

Site Number: 07587066

Site Name: WALNUT HILLS ADDITION-2-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,614

Percent Complete: 100%

Land Sqft^{*}: 7,762

Land Acres^{*}: 0.1781

Pool: N

+++ Rounded.

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

OWNER INFORMATION



Current Owner:

CSH PROPERTY ONE LLC

Primary Owner Address:

1717 MAIN ST STE 700
DALLAS, TX 75201

Deed Date: 2/5/2020

Deed Volume:

Deed Page:

Instrument: [D220028556](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RAMIREZ ANA E;RAMIREZ JOSE O	10/1/2012	D212245083	0000000	0000000
SECRETARY OF HUD	2/24/2012	D212063665	0000000	0000000
WELLS FARGO BANK N A	2/7/2012	D212034388	0000000	0000000
RIVERA JACOB SR;RIVERA KRISITI	12/6/2001	00154750000266	0015475	0000266
KARUFMAN & BROAD LONE STAR LP	3/15/2001	00147790000103	0014779	0000103
IFS WALNUT HILL INVESTORS LP	1/1/2000	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$308,865	\$60,000	\$368,865	\$368,865
2023	\$311,233	\$60,000	\$371,233	\$371,233
2022	\$253,309	\$50,000	\$303,309	\$303,309
2021	\$195,851	\$50,000	\$245,851	\$245,851
2020	\$195,851	\$50,000	\$245,851	\$214,801

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.