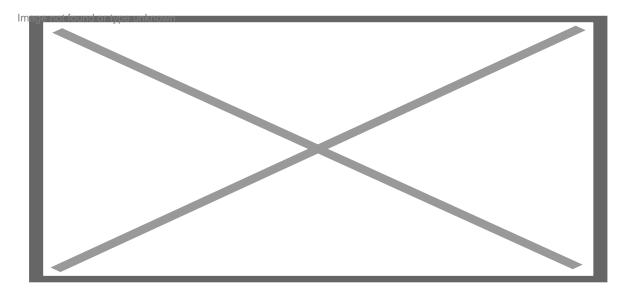


Tarrant Appraisal District Property Information | PDF Account Number: 40112918

Address: <u>615 WALNUT BEND DR</u> City: MANSFIELD Georeference: 44986D-1-27 Subdivision: WALNUT MEADOWS Neighborhood Code: 1M080M Latitude: 32.5730294324 Longitude: -97.1047312914 TAD Map: 2120-328 MAPSCO: TAR-125N





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

PROPERTY DATA

Legal Description: WALNUT MEADOWS Block 1 Lot 27

Jurisdictions:

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

State Code: A

Year Built: 2003 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 40112918 Site Name: WALNUT MEADOWS-1-27 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size+++: 3,772 Percent Complete: 100% Land Sqft*: 12,000 Land Acres*: 0.2754 Pool: Y

+++ Rounded.

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

OWNER INFORMATION



Tarrant Appraisal District Property Information | PDF

Current Owner: LABERGE C J LABERGE CAROLYN A

Primary Owner Address: 615 WALNUT BEND DR MANSFIELD, TX 76063-5844 Deed Date: 8/15/2003 Deed Volume: 0017081 Deed Page: 0000231 Instrument: D203304561

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEGACY MONTEREY HOMES LP	3/14/2003	00165090000386	0016509	0000386
GIOVANNI HOMES CORP	1/1/2002	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	\$467,574	\$99,000	\$566,574	\$499,125
2023	\$490,518	\$99,000	\$589,518	\$453,750
2022	\$413,664	\$88,000	\$501,664	\$412,500
2021	\$287,000	\$88,000	\$375,000	\$375,000
2020	\$287,000	\$88,000	\$375,000	\$375,000

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.