



Address: [412 ROCKY CREEK DR](#)
City: MANSFIELD
Georeference: 47163G-11-29
Subdivision: WILLOWSTONE ESTATES-MANSFIELD
Neighborhood Code: 1M020L

Latitude: 32.6086379692
Longitude: -97.1334045185
TAD Map: 2108-340
MAPSCO: TAR-110X



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

PROPERTY DATA

Legal Description: WILLOWSTONE ESTATES-MANSFIELD Block 11 Lot 29

Jurisdictions:

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

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40131696

Site Name: WILLOWSTONE ESTATES-MANSFIELD-11-29

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,055

Percent Complete: 100%

Land Sqft^{*}: 8,168

Land Acres^{*}: 0.1875

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:

CHUN DUANE U
CHUN LAY CHOO

Primary Owner Address:

7013 NE 134TH ST
VANCOUVER, WA 98686

Deed Date: 7/20/2005

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D205241423](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHUN DUANE U;CHUN LAY CHOO CHUN	4/29/2004	D204143130	0000000	0000000
LENNAR HOMES TEXAS LAND & CONS	4/28/2004	D204143129	0000000	0000000
LENNAR HOMES OF TEXAS INC	1/1/2002	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	\$263,372	\$65,000	\$328,372	\$328,372
2023	\$291,970	\$65,000	\$356,970	\$356,970
2022	\$239,151	\$55,000	\$294,151	\$294,151
2021	\$218,025	\$55,000	\$273,025	\$273,025
2020	\$196,690	\$55,000	\$251,690	\$251,690

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.