



Address: [705 WATERLANE DR](#)
City: MANSFIELD
Georeference: 45285D-1-3
Subdivision: WATERFORD PARK - MANSFIELD
Neighborhood Code: 1M090C

Latitude: 32.5731777772
Longitude: -97.0716423746
TAD Map: 2132-328
MAPSCO: TAR-126N



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

PROPERTY DATA

Legal Description: WATERFORD PARK -
MANSFIELD Block 1 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: 2010

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40521575

Site Name: WATERFORD PARK - MANSFIELD-1-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,101

Percent Complete: 100%

Land Sqft^{*}: 8,735

Land Acres^{*}: 0.2005

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION



Current Owner:

BAKSHI UBIT
EDER MORGAN DANIELLE

Primary Owner Address:

705 WATERLANE DR
MANSFIELD, TX 76063

Deed Date: 8/20/2024

Deed Volume:

Deed Page:

Instrument: [D224148632](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCCOY JESSICA;MCCOY RYAN	8/13/2012	D212201979	0000000	0000000
WEICHERT RELOC CO INC	1/30/2012	D212201978	0000000	0000000
JONES DENNIS;JONES SUEANN	2/25/2011	D211047591	0000000	0000000
MERCEDES HOMES OF TEXAS LTD	6/29/2010	D210160659	0000000	0000000
MANSFIELD WATERFORD PARK HOA	1/1/2004	000000000000000	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	\$509,293	\$95,000	\$604,293	\$553,430
2023	\$485,516	\$95,000	\$580,516	\$503,118
2022	\$441,455	\$90,000	\$531,455	\$457,380
2021	\$325,800	\$90,000	\$415,800	\$415,800
2020	\$325,800	\$90,000	\$415,800	\$415,800

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.