



Address: [1813 N HOLLAND RD](#)
City: MANSFIELD
Georeference: 34264B-2-2
Subdivision: RIDGE TRACE - MANSFIELD
Neighborhood Code: 1M050J

Latitude: 32.5902100406
Longitude: -97.085918532
TAD Map: 2126-336
MAPSCO: TAR-125G



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

PROPERTY DATA

Legal Description: RIDGE TRACE - MANSFIELD
Block 2 Lot 2

Jurisdictions:

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

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 40527395

Site Name: RIDGE TRACE - MANSFIELD-2-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,837

Percent Complete: 100%

Land Sqft^{*}: 12,060

Land Acres^{*}: 0.2768

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:
CARRASCO DAVID
Primary Owner Address:
1813 N HOLLAND RD
MANSFIELD, TX 76063-5532

Deed Date: 5/31/2013
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D213145573](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BURNS CURTIS;BURNS SHANESSA	11/21/2007	D207419853	0000000	0000000
PULTE HOMES OF TEXAS LP	7/13/2004	D204222160	0000000	0000000
FLINTRIDGE II LP	1/1/2004	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	\$369,131	\$80,000	\$449,131	\$449,131
2023	\$403,750	\$80,000	\$483,750	\$412,610
2022	\$346,908	\$70,000	\$416,908	\$375,100
2021	\$282,146	\$70,000	\$352,146	\$341,000
2020	\$240,000	\$70,000	\$310,000	\$310,000

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.