



Address: [1212 DELAWARE DR](#)
City: MANSFIELD
Georeference: 44049F-11-12
Subdivision: TWIN CREEKS ADDN (MANSFIELD)
Neighborhood Code: 1M900I

Latitude: 32.5816098532
Longitude: -97.1628969809
TAD Map: 2102-332
MAPSCO: TAR-123L



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

PROPERTY DATA

Legal Description: TWIN CREEKS ADDN
(MANSFIELD) Block 11 Lot 12

Jurisdictions:

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

State Code: A

Year Built: 2013

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41141571

Site Name: TWIN CREEKS ADDN (MANSFIELD)-11-12

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,084

Percent Complete: 100%

Land Sqft^{*}: 12,158

Land Acres^{*}: 0.2791

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:

DANNER TRACEY
DANNER CORY

Primary Owner Address:

1212 DELAWARE DR
MANSFIELD, TX 76063

Deed Date: 10/17/2014

Deed Volume:

Deed Page:

Instrument: [D214230288](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BOYD BUILDERS INC	10/28/2010	D210271811	0000000	0000000
BLOOMFIELD HOMES LP	6/25/2010	D210163710	0000000	0000000
REGIONS BANK	12/2/2008	D208449845	0000000	0000000
KELLY MAE INC	11/29/2006	D206391378	0000000	0000000
CARDINAL ROAD 1 LP	1/1/2006	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	\$625,000	\$85,000	\$710,000	\$636,218
2023	\$647,146	\$85,000	\$732,146	\$578,380
2022	\$538,982	\$55,000	\$593,982	\$525,800
2021	\$423,000	\$55,000	\$478,000	\$478,000
2020	\$424,284	\$53,716	\$478,000	\$478,000

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.