



**Address:** [1210 DELAWARE DR](#)  
**City:** MANSFIELD  
**Georeference:** 44049F-11-13  
**Subdivision:** TWIN CREEKS ADDN (MANSFIELD)  
**Neighborhood Code:** 1M900I

**Latitude:** 32.5817290981  
**Longitude:** -97.1626410285  
**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 13

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2021

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 41141598

**Site Name:** TWIN CREEKS ADDN (MANSFIELD)-11-13

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,685

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,159

**Land Acres<sup>\*</sup>:** 0.2791

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION



**Current Owner:**

SPRINGS SCOTT ALLAN  
SPRINGS MICHELLE MARIE

**Primary Owner Address:**

1210 DELAWARE DR  
MANSFIELD, TX 76063

**Deed Date:** 7/23/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221213501](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MYSTIC OAK HOMES INC	7/26/2012	<a href="#">D212184322</a>	0000000	0000000
VISTAWOOD JV 1	12/1/2006	<a href="#">D206391383</a>	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$415,000	\$85,000	\$500,000	\$500,000
2023	\$444,029	\$85,000	\$529,029	\$459,983
2022	\$363,166	\$55,000	\$418,166	\$418,166
2021	\$0	\$55,000	\$55,000	\$55,000
2020	\$0	\$55,000	\$55,000	\$55,000

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.