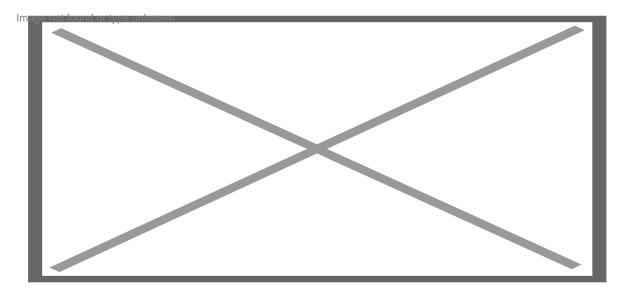


Tarrant Appraisal District Property Information | PDF Account Number: 42583819

Address: 2212 SIMPSON LN

City: MANSFIELD Georeference: 43807G-1-12 Subdivision: TRIPLE DIAMOND RANCH Neighborhood Code: 1A030X Latitude: 32.6032872814 Longitude: -97.181267332 TAD Map: 2090-340 MAPSCO: TAR-109W





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

PROPERTY DATA

Legal Description: TRIPLE DIAMOND RANCH Block 1 Lot 12

Jurisdictions:

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

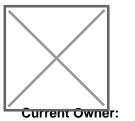
State Code: A

Year Built: 2023 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025 Site Number: 800048342 Site Name: TRIPLE DIAMOND RANCH 1 12 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 2,791 Percent Complete: 100% Land Sqft^{*}: 12,001 Land Acres^{*}: 0.2750 Pool: N

+++ Rounded.

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

OWNER INFORMATION



MARITAL ONE TRUST

Primary Owner Address: 2212 SIMPSON LN MANSFIELD, TX 76063 Deed Date: 12/31/2024 Deed Volume: Deed Page: Instrument: D225003040

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VANDERCOORT DAVID L	11/22/2023	D224021816 CWD		
BLOOMFIELD HOMES LP	8/3/2021	D221225585		

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	\$387,000	\$95,000	\$482,000	\$482,000
2023	\$0	\$55,100	\$55,100	\$55,100
2022	\$0	\$52,500	\$52,500	\$52,500
2021	\$0	\$10,000	\$10,000	\$10,000
2020	\$0	\$10,000	\$10,000	\$10,000

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

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.