



Address: [2304 RANDY CT](#)
City: MANSFIELD
Georeference: 27945-1-14
Subdivision: NELMWOOD ESTATES
Neighborhood Code: 1M0100

Latitude: 32.6101322333
Longitude: -97.1509836825
TAD Map: 2102-340
MAPSCO: TAR-109V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NELMWOOD ESTATES Block 1
Lot 14

Jurisdictions:

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

State Code: A

Year Built: 1981

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$557,937

Protest Deadline Date: 5/24/2024

Site Number: 01863134

Site Name: NELMWOOD ESTATES-1-14

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,707

Percent Complete: 100%

Land Sqft^{*}: 22,967

Land Acres^{*}: 0.5272

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:

HUSTED BRENT DAVID
HUSTED MELISSA

Primary Owner Address:

2304 RANDY CT
MANSFIELD, TX 76063

Deed Date: 9/3/2024

Deed Volume:

Deed Page:

Instrument: [D224156932](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MCCLINTIC BARRY S	10/5/2015	D215255538		
MCCLINTIC BARRY;MCCLINTIC JILL S	3/31/2003	00165800000351	0016580	0000351
JOHNSON EDGAR W;JOHNSON JERITZA	7/5/1994	00116450002265	0011645	0002265
RASMUSSEN PAUL;RASMUSSEN SHIRLEY	1/17/1989	00094900002141	0009490	0002141
KILPARTICK J BRYAN	12/31/1900	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	\$381,577	\$176,360	\$557,937	\$557,937
2024	\$381,577	\$176,360	\$557,937	\$441,267
2023	\$361,975	\$176,360	\$538,335	\$401,152
2022	\$277,073	\$151,360	\$428,433	\$364,684
2021	\$281,917	\$71,500	\$353,417	\$331,531
2020	\$250,034	\$71,500	\$321,534	\$301,392

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.