



Address: [5212 MANSFIELD HWY](#)
City: FOREST HILL
Georeference: 30390-2-6
Subdivision: OAK CREST ADDITION
Neighborhood Code: WH-Southeast Fort Worth General

Latitude: 32.6666216514
Longitude: -97.2448459342
TAD Map: 2078-360
MAPSCO: TAR-093T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OAK CREST ADDITION Block 2
Lot 6 & 7

Jurisdictions:

CITY OF FOREST HILL (010)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: F1

Year Built: 1974

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$140,160

Protest Deadline Date: 5/31/2024

Site Number: 80153658

Site Name: 5212 MANSFIELD HWY

Site Class: WHStorage - Warehouse-Storage

Parcels: 1

Primary Building Name: 5212 / 01988417

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 1,920

Net Leasable Area⁺⁺⁺: 1,920

Percent Complete: 100%

Land Sqft^{*}: 17,342

Land Acres^{*}: 0.3981

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:

KAMY TRUST

Primary Owner Address:

PO BOX 50593
DENTON, TX 76206-5815

Deed Date: 10/11/2011

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D211269945](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KALNBACH DAVID R	12/21/1998	00135810000239	0013581	0000239
ASSIST U INC	10/23/1992	00108290000952	0010829	0000952
KING STEPHEN L	8/11/1986	00086470000285	0008647	0000285
GRANT A WATSON FAMILY TRUST	3/13/1984	00077680000196	0007768	0000196
FLETCHER L N	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	\$1,424	\$138,736	\$140,160	\$132,710
2024	\$64,303	\$60,697	\$125,000	\$110,592
2023	\$66,147	\$26,013	\$92,160	\$92,160
2022	\$52,987	\$26,013	\$79,000	\$79,000
2021	\$3,987	\$26,013	\$30,000	\$30,000
2020	\$3,987	\$26,013	\$30,000	\$30,000

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.