



Address: [1205 CLOVER HILL RD](#)
City: MANSFIELD
Georeference: 44980-10-6
Subdivision: WALNUT CREEK VALLEY ADDITION
Neighborhood Code: 1M050F

Latitude: 32.5866409797
Longitude: -97.1306680526
TAD Map: 2108-332
MAPSCO: TAR-124G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WALNUT CREEK VALLEY
ADDITION Block 10 Lot 6

Jurisdictions:
CITY OF MANSFIELD (017)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)
State Code: A
Year Built: 1979
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 03290700
Site Name: WALNUT CREEK VALLEY ADDITION-10-6
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,867
Percent Complete: 100%
Land Sqft^{*}: 9,226
Land Acres^{*}: 0.2117
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:
THE KAVANAGH LIVING TRUST
Primary Owner Address:
1205 CLOVER HILL RD
MANSFIELD, TX 76063

Deed Date: 4/12/2023
Deed Volume:
Deed Page:
Instrument: [D223061245](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WILLIAMS MEAGAN NICHOLE	9/28/2018	D218219435		
SMITH DIANA;SMITH LOUIS A	8/18/1998	00133810000401	0013381	0000401
MITCHELL THAD L	12/31/1900	000000000000000	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	\$251,000	\$55,000	\$306,000	\$306,000
2024	\$251,000	\$55,000	\$306,000	\$306,000
2023	\$258,355	\$55,000	\$313,355	\$280,500
2022	\$210,000	\$45,000	\$255,000	\$255,000
2021	\$210,000	\$45,000	\$255,000	\$255,000
2020	\$191,000	\$45,000	\$236,000	\$236,000

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.