



Address: [1303 BROOKFIELD LN](#)
City: MANSFIELD
Georeference: 44980-23-20
Subdivision: WALNUT CREEK VALLEY ADDITION
Neighborhood Code: 1M050E

Latitude: 32.5884101124
Longitude: -97.1334924816
TAD Map: 2108-332
MAPSCO: TAR-124F



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

PROPERTY DATA

Legal Description: WALNUT CREEK VALLEY
ADDITION Block 23 Lot 20

Jurisdictions:

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

State Code: A

Year Built: 1982

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 03293017

Site Name: WALNUT CREEK VALLEY ADDITION-23-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,013

Percent Complete: 100%

Land Sqft^{*}: 7,922

Land Acres^{*}: 0.1818

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:

CLINGER GARNER G

CLINGER LINDA L

Primary Owner Address:

1303 BROOKFIELD LN
MANSFIELD, TX 76063

Deed Date: 11/8/2023

Deed Volume:

Deed Page:

Instrument: [D223201749](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COX BRIAN C	9/12/2019	D219215731		
COX BRIAN C;COX CASSANDRA L	12/15/2017	D217291001		
PELUSI ALEXANDRA;PELUSI SETH	9/4/2015	D215204900		
NORTON CARA C;NORTON RICHARD	6/19/2004	D204208741	0000000	0000000
NORTON CARA C;NORTON RICHARD	6/19/2004	000000000000000	0000000	0000000
NORTON RICHARD W	7/28/1994	00116750001332	0011675	0001332
SWAFFORD DANNY JR;SWAFFORD MELIND	10/20/1986	00087210000685	0008721	0000685
MORROW DANA;MORROW DEBRA	12/2/1983	00076850001224	0007685	0001224
MANSFIELD WALNUT CREEK DEV CO	12/31/1900	000000000000000	0000000	0000000
WILMONT DEV CORP	12/30/1900	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	\$357,277	\$50,000	\$407,277	\$407,277
2024	\$357,277	\$50,000	\$407,277	\$407,277
2023	\$310,961	\$50,000	\$360,961	\$360,961
2022	\$261,857	\$40,000	\$301,857	\$301,857
2021	\$264,839	\$40,000	\$304,839	\$304,839
2020	\$218,697	\$40,000	\$258,697	\$258,697

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)

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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.