



Address: [5340 NEWT PATTERSON RD](#)
City: TARRANT COUNTY
Georeference: A1581-4E
Subdivision: TURNER, P H SURVEY
Neighborhood Code: 1A010A

Latitude: 32.6033299472
Longitude: -97.1932942627
TAD Map: 2090-340
MAPSCO: TAR-108Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TURNER, P H SURVEY Abstract
1581 Tract 4E 1976 HENSLEE 14 X 80 IB#
TXS0606534 RIVIERA

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 1976

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 04882792

Site Name: TURNER, P H SURVEY-4E

Site Class: A2 - Residential - Mobile Home

Parcels: 1

Approximate Size⁺⁺⁺: 1,120

Percent Complete: 100%

Land Sqft^{*}: 47,044

Land Acres^{*}: 1.0800

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:

VIDES LETICIA

Primary Owner Address:

4705 SPRING LAKE PKWY
MANSFIELD, TX 76063

Deed Date: 8/4/2023

Deed Volume:

Deed Page:

Instrument: [D223161971](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PONCE DANIEL	12/30/2018	MH00727306		
PONCE DANIEL;PONCE EXABEL ORELLANA	6/12/2018	D218130004		
MCGINNIS DOROTHY A	12/12/2012	0000000000000000	0000000	0000000
MCGINNIS EDWARD K EST	7/30/1982	00073330001422	0007333	0001422

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	\$12,742	\$74,250	\$86,992	\$86,992
2024	\$12,742	\$74,250	\$86,992	\$86,992
2023	\$12,819	\$73,650	\$86,469	\$65,006
2022	\$12,896	\$46,200	\$59,096	\$59,096
2021	\$12,973	\$46,200	\$59,173	\$59,173
2020	\$13,049	\$46,200	\$59,249	\$59,249

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.