



**Address:** [1116 MATLOCK RD](#)  
**City:** MANSFIELD  
**Georeference:** A 161-1E  
**Subdivision:** BRATTON, WILLIAM SURVEY  
**Neighborhood Code:** 1M300D

**Latitude:** 32.5786876715  
**Longitude:** -97.1007641047  
**TAD Map:** 2120-332  
**MAPSCO:** TAR-125K



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BRATTON, WILLIAM SURVEY  
Abstract 161 Tract 1E & 3A HOMESTEAD

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

**Site Number:** 05301793  
**Site Name:** BRATTON, WILLIAM SURVEY 161 1E & 3A HOMESTEAD  
**Site Class:** C1 - Residential - Vacant Land  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 0  
**Percent Complete:** 0%  
**Land Sqft<sup>\*</sup>:** 21,780  
**Land Acres<sup>\*</sup>:** 0.5000  
**Pool:** N

**State Code:** C1  
**Year Built:** 0  
**Personal Property Account:** N/A  
**Agent:** UPTG (00670)  
**Protest Deadline Date:** 5/24/2024

<sup>+++</sup> Rounded.  
<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
MATLOCK EAST LLC  
**Primary Owner Address:**  
800 MATLOCK RD  
MANSFIELD, TX 76063

**Deed Date:** 5/26/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221153801](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VESS ANGELA SUE;VESS CHARLES M	2/21/2019	<a href="#">D219046255</a>		
VESS CYNTHIA	9/1/1984	00000000000000	0000000	0000000



## VALUES

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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 <sup>+</sup>
2025	\$0	\$40,300	\$40,300	\$40,300
2024	\$0	\$40,300	\$40,300	\$40,300
2023	\$0	\$40,300	\$40,300	\$40,300
2022	\$0	\$32,500	\$32,500	\$32,500
2021	\$0	\$32,500	\$32,500	\$32,500
2020	\$0	\$32,500	\$32,500	\$32,500

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

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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.