



**Address:** [604 DAYTON RD](#)  
**City:** MANSFIELD  
**Georeference:** 18365-16-9  
**Subdivision:** HILLCREST WEST ADDITION  
**Neighborhood Code:** 1M800F

**Latitude:** 32.5562317873  
**Longitude:** -97.1324742452  
**TAD Map:** 2108-320  
**MAPSCO:** TAR-124X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HILLCREST WEST ADDITION  
Block 16 Lot 9

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1987

**Personal Property Account:** N/A

**Agent:** OCONNOR & ASSOCIATES (00436)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 05435854

**Site Name:** HILLCREST WEST ADDITION-16-9

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,445

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,997

**Land Acres<sup>\*</sup>:** 0.1606

**Pool:** N

<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:**

MIAN RENTAL PROPERTIES VII LLC

**Primary Owner Address:**

1704 LATERA CIR  
FLOWER MOUND, TX 75028

**Deed Date:** 12/9/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222029554](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MIAN RAZA	5/28/2004	<a href="#">D204050121</a>	0000000	0000000
MIAN RAZA	2/3/2004	<a href="#">D204050121</a>	0000000	0000000
HALL BRANDI;HALL JUSTIN	2/26/1999	00136880000264	0013688	0000264
TANNER HOLLEE L;TANNER JAMES M	1/20/1995	00118660001470	0011866	0001470
RAINES THOMAS K;RAINES VICKIE	4/3/1987	00089020001565	0008902	0001565
HISTORY MAKER INC	4/16/1986	00085180001608	0008518	0001608
STONYBROOKE INC	1/1/1984	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 <sup>+</sup>
2025	\$187,362	\$40,000	\$227,362	\$227,362
2024	\$205,363	\$40,000	\$245,363	\$245,363
2023	\$185,591	\$40,000	\$225,591	\$225,591
2022	\$171,144	\$20,000	\$191,144	\$191,144
2021	\$150,500	\$20,000	\$170,500	\$170,500
2020	\$150,500	\$20,000	\$170,500	\$170,500

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

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.