



Address: [7 KIM CT](#)
City: MANSFIELD
Georeference: 27945--74
Subdivision: NELMWOOD ESTATES
Neighborhood Code: 1M0100

Latitude: 32.6081465723
Longitude: -97.1513654995
TAD Map: 2102-340
MAPSCO: TAR-109Z



Google Map or type unknown

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

PROPERTY DATA

Legal Description: NELMWOOD ESTATES Lot 74

Jurisdictions:

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

State Code: A

Year Built: 1985

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$477,687

Protest Deadline Date: 5/24/2024

Site Number: 05439493

Site Name: NELMWOOD ESTATES-74

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,605

Percent Complete: 100%

Land Sqft^{*}: 14,568

Land Acres^{*}: 0.3344

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:

EDWARDS MAURANE

Primary Owner Address:

7 KIM CT
MANSFIELD, TX 76063

Deed Date: 12/14/2017

Deed Volume:

Deed Page:

Instrument: dc

Previous Owners	Date	Instrument	Deed Volume	Deed Page
EDWARDS MAURANE;EDWARDS MURRIEL EST	9/20/1988	00093890000435	0009389	0000435
LABAND CAROLYN E;LABAND PATRICK	6/18/1987	00089840001674	0008984	0001674
LABAND CONSTRUCTION INC	11/28/1984	00080180000837	0008018	0000837
NELMS PETE CONST CO 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 ⁺
2025	\$360,647	\$117,040	\$477,687	\$420,644
2024	\$360,647	\$117,040	\$477,687	\$382,404
2023	\$339,891	\$117,040	\$456,931	\$347,640
2022	\$261,097	\$100,320	\$361,417	\$316,036
2021	\$266,037	\$55,000	\$321,037	\$287,305
2020	\$218,772	\$55,000	\$273,772	\$261,186

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.