



Address: [1105 CHAPEL HILL DR](#)
City: MANSFIELD
Georeference: 44964-1-4
Subdivision: WALNUT CREEK CONNECTION ADDN
Neighborhood Code: 1M080J

Latitude: 32.5932837368
Longitude: -97.1114744592
TAD Map: 2114-336
MAPSCO: TAR-125A



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WALNUT CREEK CONNECTION
ADDN Block 1 Lot 4

Jurisdictions:

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

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05480728

Site Name: WALNUT CREEK CONNECTION ADDN-1-4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,587

Percent Complete: 100%

Land Sqft^{*}: 7,540

Land Acres^{*}: 0.1730

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

BOSWELL DAVID
BOSWELL KATHY T

Primary Owner Address:

1105 CHAPEL HILL DR
MANSFIELD, TX 76063-3320

Deed Date: 7/25/1991

Deed Volume: 0010338

Deed Page: 0000538

Instrument: 00103380000538

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRIFFITH MARY;GRIFFITH WILLIAM E	8/22/1989	00096810001689	0009681	0001689
GRAND DYNASTY HOMES	2/28/1989	00095310001503	0009531	0001503
MIKE THOMPSON ASSOCIATES INC	1/1/1984	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	\$234,704	\$55,000	\$289,704	\$289,704
2024	\$234,704	\$55,000	\$289,704	\$289,704
2023	\$236,407	\$55,000	\$291,407	\$265,718
2022	\$212,956	\$45,000	\$257,956	\$241,562
2021	\$175,328	\$45,000	\$220,328	\$219,602
2020	\$154,638	\$45,000	\$199,638	\$199,638

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.