



Address: [1305 FAIRFAX DR](#)
City: MANSFIELD
Georeference: 44980-39-3
Subdivision: WALNUT CREEK VALLEY ADDITION
Neighborhood Code: 1M050B

Latitude: 32.5972482074
Longitude: -97.1205609756
TAD Map: 2114-336
MAPSCO: TAR-124D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WALNUT CREEK VALLEY
ADDITION Block 39 Lot 3

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: None

Protest Deadline Date: 5/24/2024

Site Number: 05482844

Site Name: WALNUT CREEK VALLEY ADDITION-39-3

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,837

Percent Complete: 100%

Land Sqft^{*}: 10,336

Land Acres^{*}: 0.2372

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:

FORRESTER CADI
FORRESTER MICHAEL

Primary Owner Address:

1305 FAIRFAX DR
MANSFIELD, TX 76063

Deed Date: 9/8/2020

Deed Volume:

Deed Page:

Instrument: [D220227256](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ALLUMS ROBBIN L	5/18/2018	D218111369		
SPANN JON S;SPANN MELISSA	8/6/2010	D210196626	0000000	0000000
VENTERS CHRISTOPHER;VENTERS NAOM	7/18/2007	D207254786	0000000	0000000
PETERSON PATRICIA;PETERSON RUSSEL	7/30/1987	00090230002314	0009023	0002314
STOVER CONSTRUCTION INC	4/23/1987	00089220001984	0008922	0001984
PETERSON PATRICI;PETERSON RUSSELL	7/16/1986	00086150001672	0008615	0001672
MANSFIELD-WALNUT CRK DEV CO	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	\$245,000	\$60,000	\$305,000	\$305,000
2024	\$245,000	\$60,000	\$305,000	\$305,000
2023	\$272,614	\$60,000	\$332,614	\$300,807
2022	\$223,461	\$50,000	\$273,461	\$273,461
2021	\$204,188	\$50,000	\$254,188	\$254,188
2020	\$170,441	\$50,000	\$220,441	\$220,441

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.