



Address: [113 WILLOW CREEK CIR](#)
City: TARRANT COUNTY
Georeference: A1495-1B03
Subdivision: STEPHENS, W D SURVEY
Neighborhood Code: 1A010A

Latitude: 32.577006335
Longitude: -97.2046229945
TAD Map: 2090-328
MAPSCO: TAR-122K



Google Map or type unknown

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

PROPERTY DATA

Legal Description: STEPHENS, W D SURVEY
Abstract 1495 Tract 1B03 ABST 1495 TRS 1B3 &
1C3

Jurisdictions:

TARRANT COUNTY (220)
EMERGENCY SVCS DIST #1 (222)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 1995

Personal Property Account: N/A

Agent: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 05675480

Site Name: STEPHENS, W D SURVEY-1B03-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,758

Percent Complete: 100%

Land Sqft^{*}: 32,670

Land Acres^{*}: 0.7500

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:

KUNZE ROBT E

KUNZE SANDRA M

Primary Owner Address:

113 WILLOW CREEK CIR
MANSFIELD, TX 76063-4920

Deed Date: 1/9/1995

Deed Volume: 0011859

Deed Page: 0000591

Instrument: 00118590000591

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CANDLEWICK HOMES INC	10/12/1994	00117660001558	0011766	0001558
MOORE SANDRA	7/23/1993	00111920001491	0011192	0001491
BRANDON BETTY; BRANDON ROBERT D	4/19/1984	00078040000015	0007804	0000015
FREDRICKSEN; FREDRICKSEN JACKIE L	9/28/1983	00076280000389	0007628	0000389

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	\$320,469	\$71,250	\$391,719	\$391,719
2024	\$320,469	\$71,250	\$391,719	\$391,719
2023	\$357,361	\$71,250	\$428,611	\$386,630
2022	\$408,554	\$45,000	\$453,554	\$351,482
2021	\$274,529	\$45,000	\$319,529	\$319,529
2020	\$274,529	\$45,000	\$319,529	\$319,529

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.