



Address: [2021 CHRISMAN TR](#)
City: MANSFIELD
Georeference: 17793-17-11
Subdivision: HERITAGE ESTATES ADDITION-MNFD
Neighborhood Code: 1M070J

Latitude: 32.5995146815
Longitude: -97.1045406124
TAD Map: 2120-336
MAPSCO: TAR-125A



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

PROPERTY DATA

Legal Description: HERITAGE ESTATES
ADDITION-MNFD Block 17 Lot 11

Jurisdictions:

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

State Code: A

Year Built: 1993

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 05735556

Site Name: HERITAGE ESTATES ADDITION-MNFD-17-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,194

Percent Complete: 100%

Land Sqft^{*}: 9,800

Land Acres^{*}: 0.2249

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:

ZULOCK MICHAEL
ZULOCK PATRICIA J

Primary Owner Address:

2021 CHRISMAN TR
MANSFIELD, TX 76063

Deed Date: 1/13/2023

Deed Volume:

Deed Page:

Instrument: [D223007431](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WELLS DANNY R JR;WELLS STACY	6/14/2019	D219128573		
CATALIST PROPERTIES LLC	2/15/2019	D219030344		
TILOTTA RYAN;TILOTTA S L RENDON	9/11/2009	D209249121	0000000	0000000
GREEN JEFFREY A;GREEN MARY V	6/20/2001	00149720000337	0014972	0000337
ZEPPA JOSEPH K;ZEPPA LEASA H	5/3/1993	00110430001990	0011043	0001990
ELITE CUSTOM HOMES INC	7/30/1992	00108730002240	0010873	0002240
MLN HOLDINGS INC	7/29/1992	00108730002234	0010873	0002234
SUNBELT SAVINGS FSB	8/7/1990	00100050001502	0010005	0001502
MERIDIAN CAPITAL CORP	11/7/1986	00087440001569	0008744	0001569
MERIDIAN SERVICE CORP	1/1/1985	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	\$324,610	\$60,000	\$384,610	\$384,610
2024	\$324,610	\$60,000	\$384,610	\$384,610
2023	\$338,722	\$60,000	\$398,722	\$242,000
2022	\$261,000	\$50,000	\$311,000	\$220,000
2021	\$150,000	\$50,000	\$200,000	\$200,000
2020	\$150,000	\$50,000	\$200,000	\$200,000

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)

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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.