

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 05737214

Address: 2304 FIELD LN

City: MANSFIELD

**Georeference:** 17793-23-4

Subdivision: HERITAGE ESTATES ADDITION-MNFD

Neighborhood Code: 1M070L

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

# **Longitude:** -97.1020281298 **TAD Map:** 2120-336 **MAPSCO:** TAR-125B

### PROPERTY DATA

Legal Description: HERITAGE ESTATES

ADDITION-MNFD Block 23 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: 1994

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025 Notice Value: \$354,972

Protest Deadline Date: 5/24/2024

Site Number: 05737214

Site Name: HERITAGE ESTATES ADDITION-MNFD-23-4

Latitude: 32.596220588

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 2,014
Percent Complete: 100%

Land Sqft\*: 12,431 Land Acres\*: 0.2853

Pool: N

+++ Rounded.

#### OWNER INFORMATION

Current Owner: HARRIS ELLERY M

**Primary Owner Address:** 

2304 FIELD LN

MANSFIELD, TX 76063

Deed Date: 4/29/2021 Deed Volume:

Deed Page:

**Instrument:** D221128510

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<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANDERSON MARY	6/21/2019	142-19-095780		
ANDERSON DAVID;ANDERSON MARY	4/12/2013	D213101675	0000000	0000000
RODDAM AMY;RODDAM JOHN M	11/25/2002	00161960000040	0016196	0000040
AUSMUS DENISE L;AUSMUS TRACY B	4/16/1999	00137880000271	0013788	0000271
PEPPER KEVIN P;PEPPER TERRY F	7/11/1995	00120250001457	0012025	0001457
RHOADES CLIFFORD J;RHOADES JAN S	7/11/1994	00116540000843	0011654	0000843
EMGEE CONSTRUCTION CO INC	5/26/1994	00115990001832	0011599	0001832
M L N HOLDINGS INC	7/21/1993	00111570001365	0011157	0001365
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.

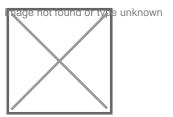
Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$263,000	\$60,000	\$323,000	\$323,000
2024	\$294,972	\$60,000	\$354,972	\$353,109
2023	\$287,688	\$60,000	\$347,688	\$321,008
2022	\$241,825	\$50,000	\$291,825	\$291,825
2021	\$202,984	\$50,000	\$252,984	\$252,984
2020	\$195,271	\$50,000	\$245,271	\$245,271

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



• 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.

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