



Address: [802 MAJESTIC OAKS CT](#)
City: MANSFIELD
Georeference: 37934H-2-2
Subdivision: SHADOW OAKS NORTH ADDITION
Neighborhood Code: 1M010Z

Latitude: 32.6118628561
Longitude: -97.1539188526
TAD Map: 2102-340
MAPSCO: TAR-109V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SHADOW OAKS NORTH
ADDITION Block 2 Lot 2

Jurisdictions:

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

State Code: A

Year Built: 1991

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$416,473

Protest Deadline Date: 5/24/2024

Site Number: 05829313

Site Name: SHADOW OAKS NORTH ADDITION-2-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,259

Percent Complete: 100%

Land Sqft^{*}: 17,323

Land Acres^{*}: 0.3976

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:

RYAN JOHN
RYAN MARIA

Primary Owner Address:

802 MAJESTIC OAKS CT
MANSFIELD, TX 76063-4865

Deed Date: 9/23/2022

Deed Volume:

Deed Page:

Instrument: [D222237641](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RYAN JOHN	4/6/2007	D207128413	0000000	0000000
RYAN DIANA;RYAN JOHN	4/12/1991	00102310002285	0010231	0002285
PRISM HOMES INC	11/16/1990	00101060001981	0010106	0001981
REALTY ALLIANCE OF TX LTD	10/24/1988	00094440000234	0009444	0000234
MBANK FORT WORTH NA	3/1/1988	00092060002196	0009206	0002196
BAULCO ENTERPRISES INC	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	\$277,278	\$139,195	\$416,473	\$416,473
2024	\$277,278	\$139,195	\$416,473	\$408,100
2023	\$231,805	\$139,195	\$371,000	\$371,000
2022	\$257,393	\$119,310	\$376,703	\$339,009
2021	\$228,190	\$80,000	\$308,190	\$308,190
2020	\$229,932	\$80,000	\$309,932	\$292,244

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.