



Address: [23 SUNNY LN](#)
City: TARRANT COUNTY
Georeference: 35065-1-23
Subdivision: ROLLING SHADOWS SUBDIVISION
Neighborhood Code: 1A010Y

Latitude: 32.5591523515
Longitude: -97.2608836338
TAD Map: 2072-324
MAPSCO: TAR-120V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROLLING SHADOWS
SUBDIVISION Block 1 Lot 23

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: 1987
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 05858666
Site Name: ROLLING SHADOWS SUBDIVISION-1-23
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,008
Percent Complete: 100%
Land Sqft^{*}: 21,761
Land Acres^{*}: 0.4995
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:
BASS JOYCE A
Primary Owner Address:
2634 ELLIS ST LOT A8
MANSFIELD, TX 76084

Deed Date: 4/28/2005
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D205160494](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COOLEY JEREMY W;COOLEY TERRI D	7/19/2002	00158410000188	0015841	0000188
CAYCE GEORGE L;CAYCE KAREN S	3/10/2000	00142590000521	0014259	0000521
LARSON JAMES A;LARSON MARY	1/1/1985	00058370000464	0005837	0000464



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	\$302,955	\$47,462	\$350,417	\$350,417
2024	\$302,955	\$47,462	\$350,417	\$350,417
2023	\$293,674	\$47,462	\$341,136	\$341,136
2022	\$271,480	\$29,976	\$301,456	\$301,456
2021	\$199,975	\$29,976	\$229,951	\$229,951
2020	\$201,551	\$29,976	\$231,527	\$231,527

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

There are no exemptions for this property

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.