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Address: [1014 CANARY LN](#)
City: MANSFIELD
Georeference: 30180-C-1
Subdivision: NORTH RIDGE SUB (MANSFIELD)
Neighborhood Code: 1M800A

Latitude: 32.5805534842
Longitude: -97.1380263563
TAD Map: 2108-332
MAPSCO: TAR-124K



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

PROPERTY DATA

Legal Description: NORTH RIDGE SUB
(MANSFIELD) Block C Lot 1

Jurisdictions:

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

State Code: A

Year Built: 1989

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 06313132

Site Name: NORTH RIDGE SUB (MANSFIELD)-C-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,373

Percent Complete: 100%

Land Sqft^{*}: 6,565

Land Acres^{*}: 0.1507

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:

RAMIREZ ROSALINDA

Primary Owner Address:

233 BELMONT DR
MIDLOTHIAN, TX 76065

Deed Date: 12/28/2023

Deed Volume:

Deed Page:

Instrument: [D223229011](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AUGUSTINE ALEJANDRA;AUGUSTINE BROCK	3/2/2021	D221068991		
HENRY MICHAEL P	5/16/2003	00167360000370	0016736	0000370
WELLS FARGO HOME MORTGAGE INC	3/4/2003	00164750000344	0016475	0000344
PENNY BARTIS L;PENNY E L FLORES	8/4/2000	00144640000361	0014464	0000361
BOATMAN LISA ANN	2/7/2000	00142060000292	0014206	0000292
BOATMAN GARRY T;BOATMAN LISA A	4/26/1989	00095800001817	0009580	0001817
WOODLAND WEST VILLAGE	1/1/1988	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	\$236,242	\$45,000	\$281,242	\$281,242
2024	\$236,242	\$45,000	\$281,242	\$281,242
2023	\$219,860	\$45,000	\$264,860	\$264,860
2022	\$198,590	\$20,000	\$218,590	\$218,590
2021	\$178,948	\$20,000	\$198,948	\$198,948
2020	\$152,970	\$20,000	\$172,970	\$167,785

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.