



Address: [1315 FM RD 1187](#)
City: MANSFIELD
Georeference: 24523H-1-1R
Subdivision: M B S ADDITION
Neighborhood Code: WH-South Arlington/Mansfield General

Latitude: 32.589594689
Longitude: -97.1625649201
TAD Map: 2102-332
MAPSCO: TAR-123G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: M B S ADDITION Block 1 Lot 1R

Jurisdictions:

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

State Code: F1

Year Built: 1987

Personal Property Account: Multi

Agent: PEYCO SOUTHWEST REALTY INC (00506)

Notice Sent Date: 4/15/2025

Notice Value: \$2,271,000

Protest Deadline Date: 5/31/2024

Site Number: 80649734
Site Name: MBS BUSINESS CENTER
Site Class: WHStorage - Warehouse-Storage
Parcels: 1
Primary Building Name: FLEX / 06621430
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 30,280
Net Leasable Area⁺⁺⁺: 30,280
Percent Complete: 100%
Land Sqft^{*}: 107,070
Land Acres^{*}: 2.4579
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:

RDS PROPERTIES LTD
Primary Owner Address:
1315 HWY 1187 STE 115
MANSFIELD, TX 76063-6134

Deed Date: 3/15/2002
Deed Volume: 0015564
Deed Page: 0000237
Instrument: 00155640000237

Previous Owners	Date	Instrument	Deed Volume	Deed Page
M B S CONSTRUCTION CORP	1/1/1993	0000000000000000	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	\$1,896,255	\$374,745	\$2,271,000	\$1,317,180
2024	\$749,672	\$347,978	\$1,097,650	\$1,097,650
2023	\$711,822	\$347,978	\$1,059,800	\$1,059,800
2022	\$651,262	\$347,978	\$999,240	\$999,240
2021	\$590,702	\$347,978	\$938,680	\$938,680
2020	\$651,022	\$347,978	\$999,000	\$999,000

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

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.