



Address: [711 MORNINGSIDE DR](#)
City: MANSFIELD
Georeference: 44985-16-21
Subdivision: WALNUT ESTATES
Neighborhood Code: 1M050N

Latitude: 32.5831610383
Longitude: -97.1087407731
TAD Map: 2120-332
MAPSCO: TAR-125J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WALNUT ESTATES Block 16 Lot 21

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: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 06633587

Site Name: WALNUT ESTATES-16-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,778

Percent Complete: 100%

Land Sqft^{*}: 11,250

Land Acres^{*}: 0.2582

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

FLETCHER KEVIN PAUL

Primary Owner Address:

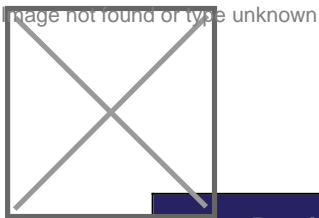
711 MORNINGSIDE DR
MANSFIELD, TX 76063

Deed Date: 9/5/2014

Deed Volume:

Deed Page:

Instrument: [D214195770](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
YALE JEFF;YALE MAIDIE B	5/31/1994	00116070001274	0011607	0001274
HAMM PETE J	1/20/1994	00114340001656	0011434	0001656
TIMBERCHASE DEV CO INC	1/19/1994	00114340001653	0011434	0001653
KRUEGER DEV CO OF TEXAS	1/1/1993	000000000000000	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	\$479,602	\$100,000	\$579,602	\$579,602
2024	\$479,602	\$100,000	\$579,602	\$579,602
2023	\$562,096	\$100,000	\$662,096	\$583,446
2022	\$461,496	\$100,000	\$561,496	\$530,405
2021	\$382,186	\$100,000	\$482,186	\$482,186
2020	\$355,007	\$100,000	\$455,007	\$455,007

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.