



**Address:** [2000 CAINS LN](#)  
**City:** MANSFIELD  
**Georeference:** 32624-1-19  
**Subdivision:** PLEASANT ACRES (MANSFIELD)  
**Neighborhood Code:** 1M080B

**Latitude:** 32.5965996219  
**Longitude:** -97.1371394924  
**TAD Map:** 2108-336  
**MAPSCO:** TAR-124B



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

## PROPERTY DATA

**Legal Description:** PLEASANT ACRES  
(MANSFIELD) Block 1 Lot 19

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1999

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$853,000

**Protest Deadline Date:** 5/24/2024

**Site Number:** 06639348

**Site Name:** PLEASANT ACRES (MANSFIELD)-1-19

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 5,501

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 47,415

**Land Acres<sup>\*</sup>:** 1.0885

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

VENSON MICHAEL DAVID  
DE JESUS JOAN MENDOZA

**Primary Owner Address:**

2000 CAINS LN  
MANSFIELD, TX 76063

**Deed Date:** 12/28/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D222008059 CWD](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CANATE MIREYA;GRINDELE KEVIN	7/18/2016	<a href="#">D216182678</a>		
CANATE MIREYA I	8/20/2014	<a href="#">D214182447</a>		
CARTUS CORPORATION	8/19/2014	<a href="#">D214182446</a>		
DUVALL JOHN R	5/7/2012	<a href="#">D212111741</a>	0000000	0000000
HILL GREGORY;HILL TRACI	4/11/2008	<a href="#">D208145261</a>	0000000	0000000
WASHINGTON MUTUAL BANK	6/5/2007	<a href="#">D207208171</a>	0000000	0000000
BENNETT EVA	10/16/2006	<a href="#">D206335651</a>	0000000	0000000
ROBERTS CARL	9/25/2006	<a href="#">D206328561</a>	0000000	0000000
MCKISSIC VERA A;MCKISSIC WILLIAM	2/5/2003	00163850000179	0016385	0000179
FRUSTACI SALVATORE	3/2/1998	00131080000559	0013108	0000559
CAIN V LEE	1/1/1993	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 <sup>+</sup>
2025	\$725,481	\$127,519	\$853,000	\$844,580
2024	\$725,481	\$127,519	\$853,000	\$767,800
2023	\$605,986	\$92,014	\$698,000	\$698,000
2022	\$688,992	\$60,139	\$749,131	\$749,131
2021	\$692,327	\$60,139	\$752,466	\$752,466
2020	\$667,074	\$60,139	\$727,213	\$688,691

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

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## Tarrant Appraisal District Property Information | PDF

- HOMESTEAD GENERAL 11.13(b)
- DISABLED VET 70 to 99 PCT 11.22
- DISABLED VET 100 PCT 11.131 - T&P

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.