



Address: [400 SUMMER TR](#)
City: MANSFIELD
Georeference: 6100-1-1
Subdivision: CALLENDER HILL ADDITION
Neighborhood Code: 1M900E

Latitude: 32.5962207538
Longitude: -97.1527924414
TAD Map: 2102-336
MAPSCO: TAR-123D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CALLENDER HILL ADDITION
Block 1 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: 1996

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$421,114

Protest Deadline Date: 5/24/2024

Site Number: 06725112

Site Name: CALLENDER HILL ADDITION-1-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,082

Percent Complete: 100%

Land Sqft^{*}: 11,064

Land Acres^{*}: 0.2540

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:

DAVIDSON EDWARD N

Primary Owner Address:

400 SUMMER TRL
MANSFIELD, TX 76063

Deed Date: 3/27/2024

Deed Volume:

Deed Page:

Instrument: [D224071172](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIDSON DAWN D;DAVIDSON EDWARD N	5/2/2001	00148750000154	0014875	0000154
POOLE DANNY W;POOLE PAM L	3/20/1996	00123150002107	0012315	0002107
M R DEVELOPMENT CORP	9/12/1995	00118560000956	0011856	0000956
CALLENDER HILL JV	1/1/1994	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	\$267,365	\$80,000	\$347,365	\$347,365
2024	\$341,114	\$80,000	\$421,114	\$391,170
2023	\$309,952	\$80,000	\$389,952	\$355,609
2022	\$341,347	\$40,000	\$381,347	\$323,281
2021	\$253,892	\$40,000	\$293,892	\$293,892
2020	\$255,036	\$40,000	\$295,036	\$295,036

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.