



**Address:** [1704 MEADOW CREST LN](#)  
**City:** MANSFIELD  
**Georeference:** 44980-39-21  
**Subdivision:** WALNUT CREEK VALLEY ADDITION  
**Neighborhood Code:** 1M050B

**Latitude:** 32.597100358  
**Longitude:** -97.1221981276  
**TAD Map:** 2114-336  
**MAPSCO:** TAR-124D



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** WALNUT CREEK VALLEY  
ADDITION Block 39 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:** 1997

**Personal Property Account:** N/A

**Agent:** None

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

**Notice Value:** \$387,568

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

**Site Number:** 06753604

**Site Name:** WALNUT CREEK VALLEY ADDITION-39-21

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,325

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 8,850

**Land Acres<sup>\*</sup>:** 0.2031

**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:**

DOUGHERTY MICHAEL D  
DOUGHERTY CAROL S

**Primary Owner Address:**  
1704 MEADOW CREST LN  
MANSFIELD, TX 76063

**Deed Date:** 5/29/2015

**Deed Volume:**

**Deed Page:**

**Instrument:** [D215114371](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KING CAROL;KING JEFFREY	4/30/2003	00167400000020	0016740	0000020
PATTON KENNETH D;PATTON SHANNON	12/9/1997	00130140000110	0013014	0000110
GERALD BOGGS INC	9/29/1994	00117470000916	0011747	0000916
NATHAN A WATSON CO	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 <sup>+</sup>
2025	\$327,568	\$60,000	\$387,568	\$387,568
2024	\$327,568	\$60,000	\$387,568	\$382,769
2023	\$342,248	\$60,000	\$402,248	\$347,972
2022	\$279,393	\$50,000	\$329,393	\$316,338
2021	\$254,380	\$50,000	\$304,380	\$287,580
2020	\$211,436	\$50,000	\$261,436	\$261,436

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.