



**Address:** [16 COLT CT](#)  
**City:** MANSFIELD  
**Georeference:** 12753G-2-39  
**Subdivision:** ENCHANTED ACRES ESTATE  
**Neighborhood Code:** 1M050I

**Latitude:** 32.5926332418  
**Longitude:** -97.0969542242  
**TAD Map:** 2120-336  
**MAPSCO:** TAR-125F



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ENCHANTED ACRES ESTATE  
Block 2 Lot 39

**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:** \$439,587

**Protest Deadline Date:** 5/15/2025

**Site Number:** 06756719

**Site Name:** ENCHANTED ACRES ESTATE-2-39

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,342

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 9,100

**Land Acres<sup>\*</sup>:** 0.2089

**Pool:** Y

<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:**

WILLIAMS MARK A  
WILLIAMS PENNY P

**Primary Owner Address:**

16 COLT CT  
MANSFIELD, TX 76063-5170

**Deed Date:** 1/23/1998

**Deed Volume:** 0013060

**Deed Page:** 0000220

**Instrument:** 00130600000220

Previous Owners	Date	Instrument	Deed Volume	Deed Page
YETTER STEPHEN	5/1/1997	00127640000446	0012764	0000446
GIOVANNI HOMES CORP	3/8/1996	00122890000495	0012289	0000495
BILLVIN LAND DEV INC	8/10/1994	00119000001064	0011900	0001064
M L N HOLDINGS INC	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	\$359,587	\$80,000	\$439,587	\$439,587
2024	\$359,587	\$80,000	\$439,587	\$424,589
2023	\$361,214	\$80,000	\$441,214	\$385,990
2022	\$355,839	\$60,000	\$415,839	\$350,900
2021	\$276,107	\$60,000	\$336,107	\$319,000
2020	\$230,000	\$60,000	\$290,000	\$290,000

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

- 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.