



Address: [712 COAL CREEK DR](#)
City: MANSFIELD
Georeference: 782G-2-12
Subdivision: ANTIGUA ADDITION
Neighborhood Code: 1M080A

Latitude: 32.6020724181
Longitude: -97.1269653408
TAD Map: 2114-340
MAPSCO: TAR-110Y



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ANTIGUA ADDITION Block 2 Lot 12

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: \$323,014
Protest Deadline Date: 5/24/2024

Site Number: 06818099
Site Name: ANTIGUA ADDITION-2-12
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,217
Percent Complete: 100%
Land Sqft^{*}: 9,600
Land Acres^{*}: 0.2203
Pool: N

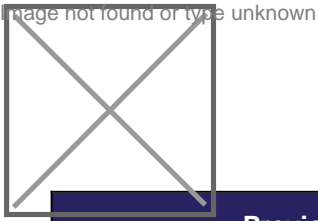
+++ Rounded.

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

OWNER INFORMATION

Current Owner:
JOUYA MOSTAEEN
Primary Owner Address:
716 COAL CREEK DR
ARLINGTON, TX 76013

Deed Date: 4/30/2025
Deed Volume:
Deed Page:
Instrument: [D225077184](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|------------------------------------|------------|----------------------------|-------------|-----------|
| JOUYA HANI | 5/24/2024 | D224093980 | | |
| RICHARDS GEORGE JR;RICHARDS RACHEL | 12/23/2015 | D215288518 | | |
| RICHARDS GEORGE | 10/15/2015 | D215236137 | | |
| SPIVA MARGARET W | 2/28/2012 | 000000000000000 | 0000000 | 0000000 |
| SPIVA JACK L EST;SPIVA MARGARET | 1/26/1998 | 001306000000321 | 0013060 | 0000321 |
| PULTE HOME CORP OF TEXAS | 5/1/1996 | 00123520002366 | 0012352 | 0002366 |
| ANTIGUA JV | 1/1/1995 | 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 | \$263,014 | \$60,000 | \$323,014 | \$323,014 |
| 2024 | \$263,014 | \$60,000 | \$323,014 | \$323,014 |
| 2023 | \$308,010 | \$60,000 | \$368,010 | \$321,437 |
| 2022 | \$245,900 | \$50,000 | \$295,900 | \$292,215 |
| 2021 | \$226,710 | \$50,000 | \$276,710 | \$265,650 |
| 2020 | \$191,500 | \$50,000 | \$241,500 | \$241,500 |

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.