



**Address:** [41 FOREST DR](#)  
**City:** MANSFIELD  
**Georeference:** 38443-1-30  
**Subdivision:** SHERWOOD ON THE GREEN ADDITION  
**Neighborhood Code:** 1M050C

**Latitude:** 32.5800762701  
**Longitude:** -97.128519679  
**TAD Map:** 2114-332  
**MAPSCO:** TAR-124L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** SHERWOOD ON THE GREEN  
ADDITION Block 1 Lot 30

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 1998

**Personal Property Account:** N/A

**Agent:** OOWNWELL INC (12140)

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

**Site Number:** 06885853

**Site Name:** SHERWOOD ON THE GREEN ADDITION-1-30

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 2,988

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 25,530

**Land Acres<sup>\*</sup>:** 0.5860

**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:**

SHARPSHAIR STEVEN

**Primary Owner Address:**

41 FOREST DR  
MANSFIELD, TX 76063

**Deed Date:** 8/18/2014

**Deed Volume:**

**Deed Page:**

**Instrument:** [D214180047](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GONZALES DON L;GONZALES TAMMY L	6/25/1998	00133030000455	0013303	0000455
NEW CASTLE CUSTOM HOMES INC	2/5/1998	00130780000146	0013078	0000146
BENSON DENNIS A	12/6/1996	00126080001472	0012608	0001472
BILLVIN LAND DEV ETAL	1/1/1995	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	\$393,227	\$116,805	\$510,032	\$510,032
2024	\$472,215	\$116,805	\$589,020	\$589,020
2023	\$512,814	\$105,000	\$617,814	\$617,814
2022	\$394,845	\$80,000	\$474,845	\$474,845
2021	\$396,669	\$80,000	\$476,669	\$476,669
2020	\$352,007	\$80,000	\$432,007	\$432,007

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

There are no exemptions for this property

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.