



Address: [3102 RUSTIC MEADOW TR](#)
City: MANSFIELD
Georeference: 36827-3-11
Subdivision: RUSTIC MEADOW ADDITION
Neighborhood Code: 1M080H

Latitude: 32.5685372151
Longitude: -97.0894560088
TAD Map: 2126-328
MAPSCO: TAR-125Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RUSTIC MEADOW ADDITION
Block 3 Lot 11

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: None

Protest Deadline Date: 5/24/2024

Site Number: 07166877

Site Name: RUSTIC MEADOW ADDITION-3-11

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,230

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

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:

BRYANT MATTHEW OLIVER

Primary Owner Address:

3102 RUSTIC MEADOW TR
MANSFIELD, TX 76063-5802

Deed Date: 7/16/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D213186352](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOPSON JENNIFER;DOPSON W LEHDE	7/10/2001	00150240000549	0015024	0000549
HENDERSON JANE	1/12/1999	00136130000771	0013613	0000771
CLASSIC C HOMES INC	8/25/1998	00134020000451	0013402	0000451
M R DEVELOPMENT CORP	1/1/1998	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	\$190,699	\$50,000	\$240,699	\$240,699
2024	\$190,699	\$50,000	\$240,699	\$240,699
2023	\$217,612	\$50,000	\$267,612	\$221,910
2022	\$183,402	\$40,000	\$223,402	\$201,736
2021	\$158,311	\$40,000	\$198,311	\$183,396
2020	\$126,724	\$40,000	\$166,724	\$166,724

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)
- DISABLED VET 70 to 99 PCT 11.22
- DISABLED VET 100 PCT 11.131 - T&P

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.