



Address: [4 CORTINA CT](#)
City: MANSFIELD
Georeference: 44970E-11-20
Subdivision: WALNUT CREEK NORTH ADDITION
Neighborhood Code: 1M020M

Latitude: 32.5991107851
Longitude: -97.1272863687
TAD Map: 2114-336
MAPSCO: TAR-124C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WALNUT CREEK NORTH
ADDITION Block 11 Lot 20

Jurisdictions:

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

State Code: A

Year Built: 1999

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$439,118

Protest Deadline Date: 5/24/2024

Site Number: 07297491

Site Name: WALNUT CREEK NORTH ADDITION-11-20

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,402

Percent Complete: 100%

Land Sqft^{*}: 10,982

Land Acres^{*}: 0.2521

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:

WATERMAN CLAYTON GLENN
WATERMAN CHRISTINA LYNN

Primary Owner Address:

4 CORTINA CT
MANSFIELD, TX 76063

Deed Date: 7/1/2024

Deed Volume:

Deed Page:

Instrument: [D224117900](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FRANCIS CHERYL;FRANCIS DANE F	8/2/2013	D213206508	0000000	0000000
COBOS CATHERINE	1/15/2002	00154130000080	0015413	0000080
COBOS CATHERINE;COBOS JOSE	11/30/2000	00146390000360	0014639	0000360
MARK SHERRIE;MARK STEVEN C	11/29/1999	00141260000272	0014126	0000272
D R HORTON TEXAS LTD	3/9/1999	00137230000319	0013723	0000319
NATHAN A WATSON CO INC	1/1/1999	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	\$364,118	\$75,000	\$439,118	\$439,118
2024	\$364,118	\$75,000	\$439,118	\$405,802
2023	\$356,787	\$75,000	\$431,787	\$368,911
2022	\$294,434	\$60,000	\$354,434	\$335,374
2021	\$259,059	\$60,000	\$319,059	\$304,885
2020	\$217,168	\$60,000	\$277,168	\$277,168

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.