



**Address:** [3305 RUSTIC MEADOW TR](#)  
**City:** MANSFIELD  
**Georeference:** 36827-5-28  
**Subdivision:** RUSTIC MEADOW ADDITION  
**Neighborhood Code:** 1M080H

**Latitude:** 32.5703631649  
**Longitude:** -97.0864778623  
**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 5 Lot 28

**Jurisdictions:**

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

**State Code:** A

**Year Built:** 2000

**Personal Property Account:** N/A

**Agent:** PEYCO SOUTHWEST REALTY INC (00506)

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

**Site Number:** 07313640

**Site Name:** RUSTIC MEADOW ADDITION-5-28

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,268

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 7,737

**Land Acres<sup>\*</sup>:** 0.1776

**Pool:** N

<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:**

TUCKER LAYNE INVESTMENTS LLC

**Primary Owner Address:**

1802 CLEAR SUMMIT LN  
MANSFIELD, TX 76063

**Deed Date:** 6/12/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223103325](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OWENS MARSHALL T	11/29/2018	<a href="#">D218263909</a>		
JARRETT TANYA	10/17/2008	<a href="#">D208409569</a>	0000000	0000000
PASSAGLIA FAMILY REV TRUST	8/3/2007	<a href="#">D207301032</a>	0000000	0000000
BERG ANGELIQUEA;BERG MICHAEL JR	3/10/2005	<a href="#">D205077420</a>	0000000	0000000
SCHROEDER MONTY R	6/29/2004	<a href="#">D204204609</a>	0000000	0000000
JAGER JON A;JAGER JULIE A	4/27/2000	00143190000464	0014319	0000464
CHOICE HOMES INC	1/25/2000	00141910000269	0014191	0000269
M R DEVELOPMENT CORP	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 <sup>+</sup>
2025	\$183,000	\$50,000	\$233,000	\$233,000
2024	\$209,000	\$50,000	\$259,000	\$259,000
2023	\$227,642	\$50,000	\$277,642	\$277,642
2022	\$188,902	\$40,000	\$228,902	\$228,902
2021	\$163,360	\$40,000	\$203,360	\$203,360
2020	\$130,381	\$40,000	\$170,381	\$170,381

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.