



Address: [630 ST ERIC DR](#)
City: MANSFIELD
Georeference: 12733-2-16
Subdivision: EMBER CREEK ESTATES ADDITION
Neighborhood Code: 1M080A

Latitude: 32.605366836
Longitude: -97.1299711641
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: EMBER CREEK ESTATES
ADDITION Block 2 Lot 16

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: CHANDLER CROUCH (11730)

Protest Deadline Date: 5/24/2024

Site Number: 07405812

Site Name: EMBER CREEK ESTATES ADDITION-2-16

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,780

Percent Complete: 100%

Land Sqft^{*}: 6,120

Land Acres^{*}: 0.1404

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:

RESTREPO CARLO

Primary Owner Address:

2503 NELSON WYATT RD
MANSFIELD, TX 76063

Deed Date: 12/4/2017

Deed Volume:

Deed Page:

Instrument: [D217280505](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BATELAAN KARLA M;BATELAAN MICHAEL P	11/17/2014	D214252225		
FRAZELL DANNY J;FRAZELL JANE A	3/31/2009	D209091139	0000000	0000000
VARGUS C M;VARGUS EMMA L	10/26/2000	00145940000225	0014594	0000225
CHOICE HOMES INC	8/22/2000	00144860000324	0014486	0000324
CHOICE HOMES INC	8/21/2000	00144860000324	0014486	0000324
EMBER CREEK JV	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	\$147,273	\$60,000	\$207,273	\$207,273
2024	\$274,311	\$60,000	\$334,311	\$334,311
2023	\$279,627	\$60,000	\$339,627	\$339,627
2022	\$231,650	\$50,000	\$281,650	\$281,650
2021	\$205,974	\$50,000	\$255,974	\$255,974
2020	\$178,692	\$50,000	\$228,692	\$228,692

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.