



**Address:** [630 DOUGLAS DR](#)  
**City:** MANSFIELD  
**Georeference:** 12733-4-23  
**Subdivision:** EMBER CREEK ESTATES ADDITION  
**Neighborhood Code:** 1M080A

**Latitude:** 32.6047180727  
**Longitude:** -97.1296620207  
**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 4 Lot 23

**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:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$354,836

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

**Site Number:** 07406142

**Site Name:** EMBER CREEK ESTATES ADDITION-4-23

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,999

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 10,270

**Land Acres<sup>\*</sup>:** 0.2357

**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:**

MOSINIAK RONALD J  
MOSINIAK ARLENE

**Primary Owner Address:**

630 DOUGLAS DR  
MANSFIELD, TX 76063-7684

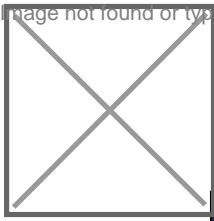
**Deed Date:** 7/11/2000

**Deed Volume:** 0014429

**Deed Page:** 0000136

**Instrument:** 00144290000136





Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHOICE HOMES INC	4/11/2000	00142950000432	0014295	0000432
EMBER CREEK JV	1/1/1999	000000000000000	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	\$260,000	\$60,000	\$320,000	\$320,000
2024	\$294,836	\$60,000	\$354,836	\$325,146
2023	\$300,542	\$60,000	\$360,542	\$295,587
2022	\$249,051	\$50,000	\$299,051	\$268,715
2021	\$221,495	\$50,000	\$271,495	\$244,286
2020	\$184,755	\$50,000	\$234,755	\$222,078

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.