



Address: [1713 RYANFELD DR](#)
City: MANSFIELD
Georeference: 8497H-2-15
Subdivision: COUNTRY MEADOWS ADDN-MANSFIELD
Neighborhood Code: 1M900A

Latitude: 32.58836893
Longitude: -97.1702150758
TAD Map: 2096-332
MAPSCO: TAR-123F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COUNTRY MEADOWS ADDN-MANSFIELD Block 2 Lot 15

Jurisdictions:

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

State Code: A

Year Built: 2001

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 07521227

Site Name: COUNTRY MEADOWS ADDN-MANSFIELD-2-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,852

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:

ARP 2014-1 BORROWER LLC

Primary Owner Address:

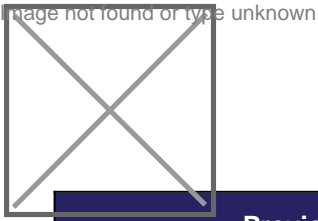
23975 PARK SORRENTO STE 300
CALABASAS, CA 91302

Deed Date: 8/26/2014

Deed Volume:

Deed Page:

Instrument: [D214192570](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
AMERICAN RES LEASING CO LLC	5/16/2013	D213131411	0000000	0000000
MADEWELL CHRISTINA;MADEWELL COREY	12/28/2001	00154560000365	0015456	0000365
ASHTON-BROWN BUILDERS	8/8/2000	00144750000094	0014475	0000094
WATSON-MAY DEV 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	\$226,992	\$50,000	\$276,992	\$276,992
2024	\$254,691	\$50,000	\$304,691	\$304,691
2023	\$273,161	\$50,000	\$323,161	\$323,161
2022	\$247,805	\$25,000	\$272,805	\$272,805
2021	\$217,563	\$25,000	\$242,563	\$242,563
2020	\$186,089	\$25,000	\$211,089	\$211,089

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.