



**Address:** [3000 FLINTRIDGE DR](#)  
**City:** MANSFIELD  
**Georeference:** 7363M-3-6  
**Subdivision:** CLAREMONT ESTATES ADDITION  
**Neighborhood Code:** 1M080A

**Latitude:** 32.6062323227  
**Longitude:** -97.1197774076  
**TAD Map:** 2114-340  
**MAPSCO:** TAR-110Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** CLAREMONT ESTATES  
ADDITION Block 3 Lot 6

**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:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$490,411

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

**Site Number:** 07572999

**Site Name:** CLAREMONT ESTATES ADDITION-3-6

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,471

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 11,761

**Land Acres<sup>\*</sup>:** 0.2699

**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:**

KIDMAN DUANE  
KIDMAN HILDEGARDE

**Primary Owner Address:**

PO BOX 1785  
MANSFIELD, TX 76063-0010

**Deed Date:** 7/13/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D207249318](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HANIKA LINDA;HANIKA MICHAEL T	11/6/2001	00152510000045	0015251	0000045
FIRST TEXAS HOMES INC	6/26/2001	00149770000045	0014977	0000045
FLINTRIDGE LTD	1/1/2000	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	\$430,411	\$60,000	\$490,411	\$490,411
2024	\$430,411	\$60,000	\$490,411	\$464,418
2023	\$438,866	\$60,000	\$498,866	\$422,198
2022	\$333,816	\$50,000	\$383,816	\$383,816
2021	\$320,871	\$50,000	\$370,871	\$359,873
2020	\$277,157	\$50,000	\$327,157	\$327,157

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.