



Address: [2621 MORGAN ANN AVE](#)
City: MANSFIELD
Georeference: 17793-5-23
Subdivision: HERITAGE ESTATES ADDITION-MNFD
Neighborhood Code: 1M070L

Latitude: 32.598447983
Longitude: -97.0962257026
TAD Map: 2120-336
MAPSCO: TAR-125B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HERITAGE ESTATES
ADDITION-MNFD Block 5 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: 2001

Personal Property Account: N/A

Agent: HOMETOWN PROPERTY TAX LLC (12184)

Notice Sent Date: 4/15/2025

Notice Value: \$491,527

Protest Deadline Date: 5/24/2024

Site Number: 07586043

Site Name: HERITAGE ESTATES ADDITION-MNFD-5-23

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,148

Percent Complete: 100%

Land Sqft^{*}: 16,379

Land Acres^{*}: 0.3760

Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

BERRY MICHAEL J JR
BERRY CORA

Primary Owner Address:

2621 MORGAN ANN AVE
MANSFIELD, TX 76063-3734

Deed Date: 3/30/2011

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D211076842](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCRAVER ANDREW THOMAS	6/13/2007	D207217113	0000000	0000000
REYNOLDS MICHAEL	9/12/2005	D205270458	0000000	0000000
WEAVER JEFFREY P;WEAVER YVONNE	9/28/2001	00151660000365	0015166	0000365
HIGHLAND HOME LTD	4/17/2001	00148800000175	0014880	0000175
NATHAN A WATSON CO INC	1/1/2000	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 ⁺
2025	\$431,527	\$60,000	\$491,527	\$491,527
2024	\$431,527	\$60,000	\$491,527	\$481,358
2023	\$433,309	\$60,000	\$493,309	\$437,598
2022	\$379,072	\$50,000	\$429,072	\$397,816
2021	\$311,651	\$50,000	\$361,651	\$361,651
2020	\$285,000	\$50,000	\$335,000	\$335,000

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.