



Address: [1616 FERN DR](#)
City: MANSFIELD
Georeference: 13668-1-22
Subdivision: FERN OAK ADDITION
Neighborhood Code: 1M900H

Latitude: 32.5884960477
Longitude: -97.1635823462
TAD Map: 2102-332
MAPSCO: TAR-123G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FERN OAK ADDITION Block 1
Lot 22

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

State Code: A
Year Built: 2002
Personal Property Account: N/A
Agent: OOWNWELL INC (12140)
Protest Deadline Date: 5/24/2024

Site Number: 07613652
Site Name: FERN OAK ADDITION-1-22
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,886
Percent Complete: 100%
Land Sqft^{*}: 8,602
Land Acres^{*}: 0.1974
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:
NICKS MARK S
Primary Owner Address:
8911 OAK PARK AVE
NORTHRIDGE, CA 91325-2639

Deed Date: 3/31/2003
Deed Volume: 0016601
Deed Page: 0000047
Instrument: 00166010000047

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KEAFFABER INC	1/29/2002	00154680000313	0015468	0000313
SIERRA MADRE INVESTMENTS INC	10/12/2000	00145740000047	0014574	0000047
POTOMAC HEIGHTS DEV CORP	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 ⁺
2025	\$233,126	\$50,000	\$283,126	\$283,126
2024	\$287,403	\$50,000	\$337,403	\$337,403
2023	\$293,658	\$50,000	\$343,658	\$343,658
2022	\$282,814	\$25,000	\$307,814	\$307,814
2021	\$237,738	\$25,000	\$262,738	\$262,738
2020	\$220,209	\$25,000	\$245,209	\$245,209

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.