



**Address:** [1005 YUKON DR](#)  
**City:** MANSFIELD  
**Georeference:** 44049F-2-3  
**Subdivision:** TWIN CREEKS ADDN (MANSFIELD)  
**Neighborhood Code:** 1M900I

**Latitude:** 32.5793551502  
**Longitude:** -97.1581601148  
**TAD Map:** 2102-332  
**MAPSCO:** TAR-123M



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

## PROPERTY DATA

**Legal Description:** TWIN CREEKS ADDN  
(MANSFIELD) Block 2 Lot 3

**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:** None

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

**Notice Value:** \$633,079

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

**Site Number:** 07783655

**Site Name:** TWIN CREEKS ADDN (MANSFIELD)-2-3

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,662

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 12,251

**Land Acres<sup>\*</sup>:** 0.2812

**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:**

LINDLEY DALE ALVIN

**Primary Owner Address:**

1005 YUKON DR  
MANSFIELD, TX 76063

**Deed Date:** 1/12/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221010873](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROWE DAVID;ROWE PATRICIA	1/18/2013	<a href="#">D213017120</a>	0000000	0000000
FIRST UNITED BANK & TRUST CO	2/21/2012	<a href="#">D212049553</a>	0000000	0000000
FANNIE MAE	10/7/2008	<a href="#">D208393535</a>	0000000	0000000
BAKER ZACHARY R	9/14/2007	<a href="#">D207335319</a>	0000000	0000000
MOORE TYRON	9/27/2006	<a href="#">D206309407</a>	0000000	0000000
AURORA LOAN SERVICES LLC	8/1/2006	<a href="#">D206241348</a>	0000000	0000000
MITCHELL DAVID	1/12/2005	<a href="#">D205020995</a>	0000000	0000000
PHELPS CHEKEELAH	1/13/2003	00163200000467	0016320	0000467
COVENANT BUILDER GROUP INC	4/15/2002	00156340000219	0015634	0000219
CARDINAL ROAD 1 LP	1/1/2001	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	\$548,079	\$85,000	\$633,079	\$633,079
2024	\$548,079	\$85,000	\$633,079	\$613,413
2023	\$548,478	\$85,000	\$633,478	\$557,648
2022	\$451,953	\$55,000	\$506,953	\$506,953
2021	\$429,202	\$55,000	\$484,202	\$484,202
2020	\$351,860	\$55,000	\$406,860	\$406,860

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)

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## Tarrant Appraisal District Property Information | PDF

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.