



Address: [721 BOONE TR](#)
City: MANSFIELD
Georeference: 18818D-3-21
Subdivision: HOLLAND ESTATES ADDITION
Neighborhood Code: 1M090E

Latitude: 32.5739676085
Longitude: -97.07799571
TAD Map: 2126-328
MAPSCO: TAR-125R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HOLLAND ESTATES ADDITION
Block 3 Lot 21

Jurisdictions:

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

State Code: A

Year Built: 2004

Personal Property Account: N/A

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$368,503

Protest Deadline Date: 5/24/2024

Site Number: 07804164

Site Name: HOLLAND ESTATES ADDITION-3-21

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,160

Percent Complete: 100%

Land Sqft^{*}: 8,835

Land Acres^{*}: 0.2028

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:

NICHOLS MELISSA
NICHOLS SCOTT B

Primary Owner Address:

721 BOONE TRL
MANSFIELD, TX 76063

Deed Date: 1/15/2016

Deed Volume:

Deed Page:

Instrument: [D216010948](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
THOMAS KECIA	2/7/2013	D213107768	0000000	0000000
THOMAS KECIA;THOMAS KENNETH C	3/24/2004	D204094583	0000000	0000000
LEGACY/MONTEREY HOMES LP	5/15/2003	00167330000068	0016733	0000068
BEAZER HOMES TEXAS LP	6/6/2002	00157700000098	0015770	0000098
HOLLAND/MAN LTD	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 ⁺
2025	\$308,503	\$60,000	\$368,503	\$361,835
2024	\$308,503	\$60,000	\$368,503	\$328,941
2023	\$314,362	\$60,000	\$374,362	\$299,037
2022	\$265,158	\$50,000	\$315,158	\$271,852
2021	\$197,138	\$50,000	\$247,138	\$247,138
2020	\$197,138	\$50,000	\$247,138	\$247,138

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.