



Address: [3 BLUE MEADOW CT](#)
City: MANSFIELD
Georeference: 47163G-1-13
Subdivision: WILLOWSTONE ESTATES-MANSFIELD
Neighborhood Code: 1M020L

Latitude: 32.6107841016
Longitude: -97.1371854825
TAD Map: 2108-340
MAPSCO: TAR-110T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLOWSTONE ESTATES-MANSFIELD Block 1 Lot 13

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

Protest Deadline Date: 5/24/2024

Site Number: 07805446

Site Name: WILLOWSTONE ESTATES-MANSFIELD-1-13

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,061

Percent Complete: 100%

Land Sqft^{*}: 8,801

Land Acres^{*}: 0.2020

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:

TIJERINA JESSICA
TIJERINA ABRAHAM

Primary Owner Address:

3 BLUE MEADOW CT
MANSFIELD, TX 76063

Deed Date: 8/12/2022

Deed Volume:

Deed Page:

Instrument: [D222203535](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DAVIS LORETTA W	11/18/2020	D220304029		
SMEBY DARRICK R;SMEBY JENNIFER	5/21/2008	D208196732	0000000	0000000
GALIS BRIAN;GALIS PAULA	6/28/2002	00158070000169	0015807	0000169
LENNAR HOMES OF TEXAS	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	\$367,452	\$65,000	\$432,452	\$432,452
2024	\$367,452	\$65,000	\$432,452	\$432,452
2023	\$350,000	\$65,000	\$415,000	\$415,000
2022	\$304,012	\$55,000	\$359,012	\$359,012
2021	\$276,621	\$55,000	\$331,621	\$331,621
2020	\$248,955	\$55,000	\$303,955	\$303,955

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.