



Address: [3 FOUNTAIN CT](#)
City: MANSFIELD
Georeference: 44714G-1-9
Subdivision: VILLAGES AT SPRING LAKE, THE
Neighborhood Code: 1M600D

Latitude: 32.5630975029
Longitude: -97.0647582198
TAD Map: 2132-324
MAPSCO: TAR-126T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: VILLAGES AT SPRING LAKE,
THE Block 1 Lot 9

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

Protest Deadline Date: 5/24/2024

Site Number: 07891695

Site Name: VILLAGES AT SPRING LAKE, THE-1-9

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,191

Percent Complete: 100%

Land Sqft^{*}: 7,800

Land Acres^{*}: 0.1790

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:

BRANTLEY SCOTT

Primary Owner Address:

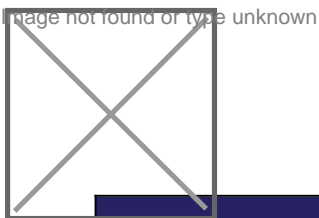
3 FOUNTAIN CT
MANSFIELD, TX 76063

Deed Date: 8/1/2022

Deed Volume:

Deed Page:

Instrument: [D222192078](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HAYNES ROBYN J	2/26/2022	D222094121		
HAYNES ROBYN J	6/9/2016	D216128380		
LATIMER MICHAEL J;LATIMER TRICIA	7/15/2004	D204228413	0000000	0000000
FIRST TEXAS HOMES INC	10/22/2003	D203406145	0000000	0000000
SPRING LAKE PARTNERS LTD	1/1/2001	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	\$386,654	\$80,000	\$466,654	\$466,654
2024	\$386,654	\$80,000	\$466,654	\$466,654
2023	\$371,021	\$80,000	\$451,021	\$451,021
2022	\$340,589	\$60,000	\$400,589	\$369,635
2021	\$276,032	\$60,000	\$336,032	\$336,032
2020	\$255,170	\$60,000	\$315,170	\$315,170

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.