



**Address:** [4423 EMERALD LEAF DR](#)  
**City:** MANSFIELD  
**Georeference:** 44714G-5-19  
**Subdivision:** VILLAGES AT SPRING LAKE, THE  
**Neighborhood Code:** 1M600D

**Latitude:** 32.5605363207  
**Longitude:** -97.0638545706  
**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 5 Lot 19

**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:** CHANDLER CROUCH (11730)

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

**Site Number:** 07893973

**Site Name:** VILLAGES AT SPRING LAKE, THE-5-19

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,734

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,000

**Land Acres<sup>\*</sup>:** 0.1377

**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:**

WASHINGTON DAMION JAYE

**Primary Owner Address:**

4423 EMERALD LEAF DR  
MANSFIELD, TX 76063

**Deed Date:** 8/24/2018

**Deed Volume:**

**Deed Page:**

**Instrument:** [D218193629](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHERNYAKHOVSKY CYNTHIA	4/29/2004	<a href="#">D204138901</a>	0000000	0000000
CLASSIC CENTURY HOMES INC	12/17/2001	00153430000140	0015343	0000140
SPRING LAKE PARTNERS 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 <sup>+</sup>
2025	\$216,161	\$80,000	\$296,161	\$296,161
2024	\$216,161	\$80,000	\$296,161	\$296,161
2023	\$241,967	\$80,000	\$321,967	\$282,838
2022	\$222,370	\$60,000	\$282,370	\$257,125
2021	\$175,820	\$60,000	\$235,820	\$233,750
2020	\$152,500	\$60,000	\$212,500	\$212,500

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.