



Address: [709 ASCOT PARK DR](#)
City: MANSFIELD
Georeference: 32741-2-1
Subdivision: POLO CROSSING ADDITION
Neighborhood Code: 1M080N

Latitude: 32.5739895672
Longitude: -97.096616708
TAD Map: 2120-328
MAPSCO: TAR-125P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: POLO CROSSING ADDITION
Block 2 Lot 1

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: 4/15/2025

Notice Value: \$625,059

Protest Deadline Date: 5/24/2024

Site Number: 40020703

Site Name: POLO CROSSING ADDITION-2-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,271

Percent Complete: 100%

Land Sqft^{*}: 12,481

Land Acres^{*}: 0.2865

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:

BENAVIDES ANDERSON BIANCA

Primary Owner Address:

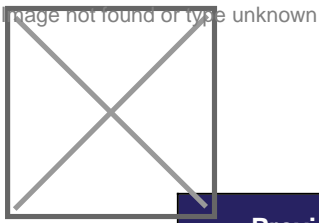
709 ASCOT PARK DR
MANSFIELD, TX 76063

Deed Date: 11/15/2022

Deed Volume:

Deed Page:

Instrument: 231-725354-22



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ANDERSON MONTE	11/4/2004	D204353198	0000000	0000000
FIRST TEXAS HOMES INC	5/5/2004	D204149565	0000000	0000000
RIVERCHASE PARTNERS	1/1/2002	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	\$440,000	\$80,000	\$520,000	\$520,000
2024	\$545,059	\$80,000	\$625,059	\$577,500
2023	\$445,000	\$80,000	\$525,000	\$525,000
2022	\$365,000	\$70,000	\$435,000	\$435,000
2021	\$349,714	\$70,000	\$419,714	\$415,800
2020	\$308,000	\$70,000	\$378,000	\$378,000

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.