



Address: [2513 VISTA RIDGE DR](#)
City: MANSFIELD
Georeference: 44734B-1-10
Subdivision: VISTA RIDGE ESTATES
Neighborhood Code: 1M080N

Latitude: 32.5720499472
Longitude: -97.0968487897
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: VISTA RIDGE ESTATES Block 1
Lot 10

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: 40223361

Site Name: VISTA RIDGE ESTATES-1-10

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,533

Percent Complete: 100%

Land Sqft^{*}: 9,600

Land Acres^{*}: 0.2203

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:

WATKINS MEGAN

HUNN JENNIFER

Primary Owner Address:

2513 VISTA RIDGE DR
MANSFIELD, TX 76063

Deed Date: 12/7/2016

Deed Volume:

Deed Page:

Instrument: [D216287825](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROY UDAY	3/1/2016	D216052765		
WESLEY ROBERT	12/6/2006	D204157565	0000000	0000000
WESLEY ROBERT	5/14/2004	D204157565	0000000	0000000
FIRST TEXAS HOMES INC	12/18/2003	D203474728	0000000	0000000
DALMAC-SHELTON INVESTMENTS INC	1/1/2003	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	\$468,000	\$80,000	\$548,000	\$548,000
2024	\$468,000	\$80,000	\$548,000	\$548,000
2023	\$518,936	\$80,000	\$598,936	\$511,464
2022	\$457,163	\$70,000	\$527,163	\$464,967
2021	\$358,024	\$70,000	\$428,024	\$422,697
2020	\$314,270	\$70,000	\$384,270	\$384,270

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.