



Address: [503 MARQUIS LN](#)
City: MANSFIELD
Georeference: 45285D-4-2
Subdivision: WATERFORD PARK - MANSFIELD
Neighborhood Code: 1M090C

Latitude: 32.5711205701
Longitude: -97.0702375841
TAD Map: 2132-328
MAPSCO: TAR-126N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATERFORD PARK -
MANSFIELD Block 4 Lot 2

Jurisdictions:

CITY OF MANSFIELD (017)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$723,606

Protest Deadline Date: 5/24/2024

Site Number: 40522172

Site Name: WATERFORD PARK - MANSFIELD-4-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 4,208

Percent Complete: 100%

Land Sqft^{*}: 11,714

Land Acres^{*}: 0.2689

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:

DIEP CHINH
HUYNH PHI YEN

Primary Owner Address:

503 MARQUIS LN
MANSFIELD, TX 76063-9123

Deed Date: 7/30/2018

Deed Volume:

Deed Page:

Instrument: [D218170263](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DIEP OANH H;DIEP THI THI HOANG	2/15/2018	D218033966		
GOLDTHWAITE M M;GOLDTHWAITE MATTHEW	11/5/2009	D209302262	0000000	0000000
BANCAFFILIATED INC	6/18/2009	D209163465	0000000	0000000
AFFILIATED BANK FSB	5/5/2009	D209122247	0000000	0000000
STONEWOOD CORPORATION INC	11/12/2007	D207423531	0000000	0000000
HANSHAW KENNETH II	4/11/2007	D207136075	0000000	0000000
SILVER NAIL CUSTOM HOMES INC	11/16/2005	D205364475	0000000	0000000
MANSFIELD WATERFORD PARK HOA	1/1/2004	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	\$628,606	\$95,000	\$723,606	\$713,948
2024	\$628,606	\$95,000	\$723,606	\$649,044
2023	\$583,445	\$95,000	\$678,445	\$590,040
2022	\$553,278	\$90,000	\$643,278	\$536,400
2021	\$397,636	\$90,000	\$487,636	\$487,636
2020	\$414,017	\$90,000	\$504,017	\$504,017

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.