



Address: [1723 MARTINIQUE DR](#)
City: MANSFIELD
Georeference: 8497M-16-2
Subdivision: COUNTRY MEADOWS ADDN SEC 3 - 7
Neighborhood Code: 1M900A

Latitude: 32.5895353819
Longitude: -97.1801441195
TAD Map: 2096-332
MAPSCO: TAR-123E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COUNTRY MEADOWS ADDN
SEC 3 - 7 Block 16 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: 2006

Personal Property Account: N/A

Agent: RYAN LLC (00320R)

Protest Deadline Date: 5/24/2024

Site Number: 40558258

Site Name: COUNTRY MEADOWS ADDN SEC 3 - 7-16-2

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,748

Percent Complete: 100%

Land Sqft^{*}: 6,000

Land Acres^{*}: 0.1377

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:

ARP 2014-1 BORROWER LLC

Primary Owner Address:

23975 PARK SORRENTO STE 300
CALABASAS, CA 91302

Deed Date: 8/26/2014

Deed Volume:

Deed Page:

Instrument: [D214192570](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AMERICAN RES LEASING CO LLC	6/21/2013	D32	0000000	0000000
RICHBREE HOLDINGS LLC	11/29/2007	D207434127	0000000	0000000
MERRITT CLASSIC HOMES INC	4/24/2006	D206141593	0000000	0000000
LAURALEE DEVELOPMENT CO INC	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	\$224,490	\$50,000	\$274,490	\$274,490
2024	\$251,939	\$50,000	\$301,939	\$301,939
2023	\$262,625	\$50,000	\$312,625	\$312,625
2022	\$259,744	\$25,000	\$284,744	\$284,744
2021	\$216,749	\$25,000	\$241,749	\$241,749
2020	\$188,102	\$25,000	\$213,102	\$213,102

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

There are no exemptions for this property

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.