



**Address:** [1721 MARTINIQUE DR](#)  
**City:** MANSFIELD  
**Georeference:** 8497M-16-3  
**Subdivision:** COUNTRY MEADOWS ADDN SEC 3 - 7  
**Neighborhood Code:** 1M900A

**Latitude:** 32.5893928521  
**Longitude:** -97.1800457172  
**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 3

**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:** None

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$341,375

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

**Site Number:** 40558266

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

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 1,801

**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:**

LOPEZ ALEJANDRO

**Primary Owner Address:**

1721 MARTINIQUE DR  
MANSFIELD, TX 76063-8547

**Deed Date:** 9/13/2006

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D206292668](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MERRITT CLASSIC HOMES INC	3/10/2006	<a href="#">D206085120</a>	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 <sup>+</sup>
2025	\$291,375	\$50,000	\$341,375	\$341,375
2024	\$291,375	\$50,000	\$341,375	\$336,444
2023	\$296,819	\$50,000	\$346,819	\$305,858
2022	\$262,051	\$25,000	\$287,051	\$278,053
2021	\$227,775	\$25,000	\$252,775	\$252,775
2020	\$205,122	\$25,000	\$230,122	\$230,122

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.