



Address: [2041 N US HWY 287](#)
City: MANSFIELD
Georeference: 24766H-1-5R1
Subdivision: MANSFIELD TOWN CENTER WEST
Neighborhood Code: RET-Mansfield

Latitude: 32.5968678993
Longitude: -97.1503938809
TAD Map: 2102-336
MAPSCO: TAR-123D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MANSFIELD TOWN CENTER
WEST Block 1 Lot 5R1

Jurisdictions:

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

State Code: F1

Year Built: 2005

Personal Property Account: Multi

Agent: ALLIANCE TAX ADVISORS (00745)

Notice Sent Date: 4/15/2025

Notice Value: \$43,207,993

Protest Deadline Date: 5/31/2024

Site Number: 80864714

Site Name: MANSFIELD TOWN CENTER WEST

Site Class: RETRegional - Retail-Regional/Power Center

Parcels: 4

Primary Building Name: CINEMARK / 40732754

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 231,551

Net Leasable Area⁺⁺⁺: 230,120

Percent Complete: 100%

Land Sqft^{*}: 1,118,831

Land Acres^{*}: 25.6848

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:

MANSFIELD KDC III LP

Primary Owner Address:

11 CTR PKWY STE 300
PITTSBURGH, PA 15220-3614

Deed Date: 1/1/2004

Deed Volume: 00000000

Deed Page: 00000000

Instrument: 0000000000000000

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	\$38,173,253	\$5,034,740	\$43,207,993	\$43,207,993
2024	\$27,965,260	\$5,034,740	\$33,000,000	\$33,000,000
2023	\$25,965,260	\$5,034,740	\$31,000,000	\$31,000,000
2022	\$24,860,710	\$5,034,740	\$29,895,450	\$29,895,450
2021	\$23,465,260	\$5,034,740	\$28,500,000	\$28,500,000
2020	\$27,465,260	\$5,034,740	\$32,500,000	\$32,500,000

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

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.