



Address: [216 MEADOWSIDE DR](#)
City: MANSFIELD
Georeference: 25612-1-13
Subdivision: MEADOWSIDE NORTH
Neighborhood Code: 1M900C

Latitude: 32.5981149084
Longitude: -97.1711735506
TAD Map: 2096-336
MAPSCO: TAR-123B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MEADOWSIDE NORTH Block 1
Lot 13

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: CHANDLER CROUCH (11730)
Notice Sent Date: 4/15/2025
Notice Value: \$345,264
Protest Deadline Date: 5/24/2024

Site Number: 40839001
Site Name: MEADOWSIDE NORTH-1-13
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,050
Percent Complete: 100%
Land Sqft^{*}: 10,972
Land Acres^{*}: 0.2518
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:
MUNOZ MICHAEL ANDREW
Primary Owner Address:
216 MEADOWSIDE DR
MANSFIELD, TX 76063

Deed Date: 7/12/2019
Deed Volume:
Deed Page:
Instrument: [D219152880](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HAWKINS JEREMY KEITH;HAWKINS MISTY BROOKE	4/13/2016	D216076579		
REAGAN JERILYN;REAGAN RUSTON M	1/10/2007	D207021404	0000000	0000000
MERRITT CLASSIC	10/27/2006	D206361108	0000000	0000000
WATSON-MEADOWSIDE LTD	1/1/2005	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	\$265,264	\$80,000	\$345,264	\$342,854
2024	\$265,264	\$80,000	\$345,264	\$311,685
2023	\$306,102	\$80,000	\$386,102	\$283,350
2022	\$293,640	\$40,000	\$333,640	\$257,591
2021	\$194,174	\$40,000	\$234,174	\$234,174
2020	\$195,080	\$40,000	\$235,080	\$235,080

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.