



**Address:** [5208 CHASE LANDING DR](#)  
**City:** TARRANT COUNTY  
**Georeference:** 40284-2-7  
**Subdivision:** STEEPLE CHASE ESTATES  
**Neighborhood Code:** 1A030S

**Latitude:** 32.5752334211  
**Longitude:** -97.2486721692  
**TAD Map:** 2072-328  
**MAPSCO:** TAR-121P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** STEEPLE CHASE ESTATES  
Block 2 Lot 7

**Jurisdictions:**

TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 2011

**Personal Property Account:** N/A

**Agent:** PROPERTY TAX ASSISTANCE INC (00076)

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

**Notice Value:** \$609,775

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

**Site Number:** 40840948

**Site Name:** STEEPLE CHASE ESTATES-2-7

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

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,549

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 50,576

**Land Acres<sup>\*</sup>:** 1.1610

**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:**

FLOURNOY RICHARD  
FLOURNOY STACI

**Primary Owner Address:**

5208 CHASE LANDING DR  
BURLESON, TX 76028-3099

**Deed Date:** 11/5/2010

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D210287670](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
COMPASS BANK	4/6/2010	<a href="#">D210079591</a>	0000000	0000000
CLASSIC CENTURY HOMES LTD	8/2/2006	<a href="#">D206247375</a>	0000000	0000000
MICHLER DEVELOPMENT CORP	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 <sup>+</sup>
2025	\$506,720	\$103,055	\$609,775	\$561,721
2024	\$506,720	\$103,055	\$609,775	\$510,655
2023	\$491,194	\$101,444	\$592,638	\$464,232
2022	\$358,807	\$63,222	\$422,029	\$422,029
2021	\$339,255	\$63,222	\$402,477	\$402,477
2020	\$347,175	\$63,222	\$410,397	\$410,397

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.