



**Address:** [3701 CANYON PASS TR](#)  
**City:** TARRANT COUNTY  
**Georeference:** 37447-2-17  
**Subdivision:** SANTA FE ESTATES  
**Neighborhood Code:** 1A030N

**Latitude:** 32.5627874465  
**Longitude:** -97.2594817747  
**TAD Map:** 2072-324  
**MAPSCO:** TAR-120V



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** SANTA FE ESTATES Block 2 Lot 17

**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:** 2007

**Personal Property Account:** N/A

**Agent:** TEXAS PROPERTY TAX REDUCTIONS LLC (00224)

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

**Notice Value:** \$1,169,874

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

**Site Number:** 40898881  
**Site Name:** SANTA FE ESTATES-2-17  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 6,442  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 137,649  
**Land Acres<sup>\*</sup>:** 3.1600  
**Pool:** Y

<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:**

O'FERRELL CHRISTOPHER  
O'FERRELL KAREN

**Primary Owner Address:**  
3701 CANYON PASS TRL  
BURLESON, TX 76028

**Deed Date:** 10/26/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221317377](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GHUMAN JASKARAN KAUR	2/10/2021	<a href="#">D221040083</a>		
Unlisted	10/3/2006	<a href="#">D206318218</a>	0000000	0000000
SANTA FE REAL PROP DEV LP	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	\$966,874	\$203,000	\$1,169,874	\$1,038,180
2024	\$966,874	\$203,000	\$1,169,874	\$943,800
2023	\$718,600	\$181,400	\$900,000	\$858,000
2022	\$676,800	\$103,200	\$780,000	\$780,000
2021	\$724,540	\$103,200	\$827,740	\$756,264
2020	\$584,313	\$103,200	\$687,513	\$687,513

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.