

**Tarrant Appraisal District** 

Property Information | PDF

Account Number: 40937534

Address: <u>554 N WALNUT CREEK DR</u>

City: MANSFIELD

Latitude: 32.5725829563

Longitude: -97.1331671885

Georeference: 44033G-1-10R TAD Map: 2108-328
Subdivision: TUSCANY ON WALNUT CREEK MAPSCO: TAR-124P

Neighborhood Code: MED-South Arlington/Grand Prairie/Mansfield General

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

## **PROPERTY DATA**

Legal Description: TUSCANY ON WALNUT CREEK

Block 1 Lot 10R

Jurisdictions: Site Number: 80868831

CITY OF MANSFIELD (017)
TARRANT COUNTY (220)

Site Name: WALNUT CREEK DENTAL

TARRANT COUNTY HOSPITAL (224) Site Class: MEDDentalOff - Medical- Dental Office

TARRANT COUNTY COLLEGE (225) Parcels: 1

MANSFIELD ISD (908) Primary Building Name: WALNUT CREEK DENTAL / 40937534

State Code: F1Primary Building Type: CommercialYear Built: 2006Gross Building Area\*\*\*: 2,423Personal Property Account: 12227196Net Leasable Area\*\*\*: 2,381Agent: UPTG (00670)Percent Complete: 100%

Notice Sent Date: 5/1/2025 Land Sqft\*: 12,197
Notice Value: \$610,585 Land Acres\*: 0.2800

Protest Deadline Date: 5/31/2024 Pool: N

+++ Rounded.

## **OWNER INFORMATION**

**Current Owner:** 

MASTERS ATUL
MASTERS HENA

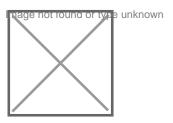
Primary Owner Address:
2908 SUNSET HILLS CT
ARLINGTON, TX 76012-3461

Deed Date: 10/21/2005
Deed Volume: 0000000
Deed Page: 0000000
Instrument: D205325015

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LG LAND JOINT VENTURE	1/1/2005	00000000000000	0000000	0000000

07-28-2025 Page 1

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



**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	\$511,545	\$99,040	\$610,585	\$610,585
2024	\$474,146	\$95,259	\$569,405	\$569,405
2023	\$474,146	\$95,259	\$569,405	\$569,405
2022	\$474,146	\$95,259	\$569,405	\$569,405
2021	\$474,146	\$95,259	\$569,405	\$569,405
2020	\$477,927	\$91,478	\$569,405	\$569,405

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

07-28-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.