



**Address:** [10417 MANHASSETT DR](#)  
**City:** FORT WORTH  
**Georeference:** 26255B-2-25  
**Subdivision:** MISSION RIDGE ESTATES  
**Neighborhood Code:** 1A020I

**Latitude:** 32.606158186  
**Longitude:** -97.2986203377  
**TAD Map:** 2060-340  
**MAPSCO:** TAR-105Z



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MISSION RIDGE ESTATES  
Block 2 Lot 25

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BURLESON ISD (922)

**State Code:** A

**Year Built:** 2008

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$339,221

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

**Site Number:** 41012305  
**Site Name:** MISSION RIDGE ESTATES-2-25  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 1,972  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 6,970  
**Land Acres<sup>\*</sup>:** 0.1600  
**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:**

HAYES JOE R  
HAYES REGINA

**Primary Owner Address:**

10417 MANHASSETT DR  
FORT WORTH, TX 76140

**Deed Date:** 9/30/2008  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D208380811](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CHOICE HOMES INC	6/3/2008	<a href="#">D208210789</a>	0000000	0000000
MISSION INV/FT WORTH LP	1/1/2006	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	\$289,221	\$50,000	\$339,221	\$336,025
2024	\$289,221	\$50,000	\$339,221	\$305,477
2023	\$266,935	\$50,000	\$316,935	\$277,706
2022	\$222,460	\$30,000	\$252,460	\$252,460
2021	\$215,193	\$30,000	\$245,193	\$237,233
2020	\$186,768	\$30,000	\$216,768	\$215,666

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.