



Address: [2310 WOOD RIVER PKWY](#)
City: MANSFIELD
Georeference: 47578-5-3A
Subdivision: WOODLAND ESTATES
Neighborhood Code: A1S010L

Latitude: 32.5973220909
Longitude: -97.1674250082
TAD Map: 2102-336
MAPSCO: TAR-123C



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WOODLAND ESTATES Block 5
Lot 3A

Jurisdictions:

CITY OF MANSFIELD (017)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: A

Year Built: 2011

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988)

Protest Deadline Date: 5/24/2024

Site Number: 41033108

Site Name: WOODLAND ESTATES-5-3A

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,280

Percent Complete: 100%

Land Sqft^{*}: 3,900

Land Acres^{*}: 0.0895

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:

WADHWANI SHAWKAT

Primary Owner Address:

1009 MOUNTAIN LAUREL DR
EULESS, TX 76039

Deed Date: 2/21/2017

Deed Volume:

Deed Page:

Instrument: [D217040945](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KENNEY TRUST THE	3/12/2016	D216069417		
KENNY ALEXIS L	9/2/2012	2012125650		
NIELSEN ALEXIS L	5/10/2012	D212120285	0000000	0000000
VALUE BUILDERS INC	11/16/2011	D211284507	0000000	0000000
ARCADIA LAND PARTNERS 29 LTD	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 ⁺
2025	\$222,000	\$40,000	\$262,000	\$262,000
2024	\$222,000	\$40,000	\$262,000	\$262,000
2023	\$230,000	\$40,000	\$270,000	\$270,000
2022	\$186,000	\$25,000	\$211,000	\$211,000
2021	\$133,641	\$25,000	\$158,641	\$158,641
2020	\$133,641	\$25,000	\$158,641	\$158,641

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

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.