



Address: [2409 WOOD RIVER PKWY](#)
City: MANSFIELD
Georeference: 47578-3-1B
Subdivision: WOODLAND ESTATES
Neighborhood Code: A1S010L

Latitude: 32.5982716557
Longitude: -97.1672354884
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 3
Lot 1B

Jurisdictions:

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

State Code: A

Year Built: 2008

Personal Property Account: N/A

Agent: GILL DENSON & COMPANY LLC (12107)

Protest Deadline Date: 5/24/2024

Site Number: 41036204
Site Name: WOODLAND ESTATES-3-1B
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,225
Percent Complete: 100%
Land Sqft^{*}: 4,655
Land Acres^{*}: 0.1068
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:

NARITSIN NATALIA

Primary Owner Address:

17 TURTLE BROOK RD
PLAINVILLE, MA 02762

Deed Date: 5/24/2018
Deed Volume:
Deed Page:
Instrument: [D218117603](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROGEL VICTOR	5/19/2015	D215117520		
HARDWICK HERMAN;HARDWICK LINDA	8/6/2008	D208312357	0000000	0000000
WEEKLEY HOMES LP	5/11/2006	D206145635	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	\$176,000	\$40,000	\$216,000	\$216,000
2024	\$210,221	\$40,000	\$250,221	\$250,221
2023	\$195,699	\$40,000	\$235,699	\$235,699
2022	\$174,000	\$25,000	\$199,000	\$199,000
2021	\$158,274	\$25,000	\$183,274	\$183,274
2020	\$144,453	\$25,000	\$169,453	\$169,453

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.