

Tarrant Appraisal District

Property Information | PDF

Account Number: 41729218

Latitude: 32.6093293551

TAD Map: 2120-340 MAPSCO: TAR-111W

Longitude: -97.1065792354

Address: 1900 HICKORY HILL DR

City: MANSFIELD

Georeference: 13960D-3-1

Subdivision: FIVE OAKS CROSSING ADDN

Neighborhood Code: 1M070M

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

PROPERTY DATA

Legal Description: FIVE OAKS CROSSING ADDN

Block 3 Lot 1 PER PLAT D214124070

Jurisdictions:

Site Number: 141729218 CITY OF MANSFIELD (017)

Site Name: FIVE OAKS CROSSING ADDN Block 3 Lot 1 **TARRANT COUNTY (220)**

Site Class: A1 - Residential - Single Family TARRANT COUNTY HOSPITAL (224)

Parcels: 1 TARRANT COUNTY COLLEGE (225)

Approximate Size+++: 3,671 MANSFIELD ISD (908) State Code: A Percent Complete: 100%

Year Built: 2015 **Land Sqft***: 10,807 Personal Property Account: N/A Land Acres*: 0.2480

Agent: CHANDLER CROUCH (11730) Pool: N

Protest Deadline Date: 5/24/2024

+++ Rounded.

OWNER INFORMATION

Current Owner: Deed Date: 3/31/2016 PATEL JANAKKUMAR R

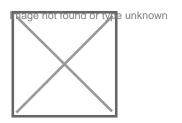
Deed Volume: Primary Owner Address: Deed Page: 1900 HICKORY HILL DR

Instrument: D216073706 MANSFIELD, TX 76063

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CALATLANTIC HOMES OF TEXAS INC	12/28/2015	MERGER CATA		
RH OF TEXAS LP	10/16/2015	D215238591		
CTMGT FIVE OAKS CROSSING LLC	1/1/2014	00000000000000	0000000	0000000

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^{*} 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	\$447,207	\$80,000	\$527,207	\$527,207
2024	\$447,207	\$80,000	\$527,207	\$527,207
2023	\$518,016	\$80,000	\$598,016	\$502,928
2022	\$384,194	\$80,000	\$464,194	\$457,207
2021	\$335,643	\$80,000	\$415,643	\$415,643
2020	\$340,664	\$80,000	\$420,664	\$420,664

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

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.

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