



Address: [2001 BENT CREEK WAY](#)
City: MANSFIELD
Georeference: 13960D-3-25
Subdivision: FIVE OAKS CROSSING ADDN
Neighborhood Code: 1M070M

Latitude: 32.6087945635
Longitude: -97.1056055485
TAD Map: 2120-340
MAPSCO: TAR-111W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FIVE OAKS CROSSING ADDN
Block 3 Lot 25 PER PLAT D214124070

Jurisdictions:

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

State Code: A

Year Built: 2014

Personal Property Account: N/A

Agent: FORTRESS TAX DEFENSE LLC (12137)

Notice Sent Date: 4/15/2025

Notice Value: \$525,000

Protest Deadline Date: 5/24/2024

Site Number: 141729463
Site Name: FIVE OAKS CROSSING ADDN Block 3 Lot 25
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,558
Percent Complete: 100%
Land Sqft^{*}: 8,400
Land Acres^{*}: 0.1920

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:

THAN THUY THANH
HOANG HOANG OANH
Primary Owner Address:
2001 BENT CREEK WAY
MANSFIELD, TX 76063

Deed Date: 10/26/2018
Deed Volume:
Deed Page:
Instrument: [D218242160](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CALATLANTIC HOMES OF TEXAS INC	12/28/2015	MERGER CATA		
RH OF TEXAS LP	12/18/2014	D214280148		
CTMGT FIVE OAKS CROSSING LLC	1/1/2014	0000000000000000	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	\$388,750	\$80,000	\$468,750	\$468,750
2024	\$445,000	\$80,000	\$525,000	\$497,660
2023	\$479,944	\$80,000	\$559,944	\$452,418
2022	\$365,000	\$80,000	\$445,000	\$411,289
2021	\$293,899	\$80,000	\$373,899	\$373,899
2020	\$293,899	\$80,000	\$373,899	\$373,899

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.