



**Address:** [4818 COMSTOCK WAY](#)  
**City:** MANSFIELD  
**Georeference:** 3123M-10-10  
**Subdivision:** BOWER RANCH ADDITION  
**Neighborhood Code:** 1M090H

**Latitude:** 32.5699163528  
**Longitude:** -97.0584851053  
**TAD Map:** 2132-428  
**MAPSCO:** TAR-126Q



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BOWER RANCH ADDITION  
Block 10 Lot 10

**Jurisdictions:**  
CITY OF MANSFIELD (017)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
MANSFIELD ISD (908)  
**State Code:** A  
**Year Built:** 2021  
**Personal Property Account:** N/A  
**Agent:** None  
**Protest Deadline Date:** 5/24/2024

**Site Number:** 800016487  
**Site Name:** BOWER RANCH ADDITION Block 10 Lot 10  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,883  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 10,573  
**Land Acres<sup>\*</sup>:** 0.2427  
**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:**  
HALL TIMOTHY  
BELL SHILYN  
**Primary Owner Address:**  
4818 COMSTOCK WAY  
MANSFIELD, TX 76063  
  
**Deed Date:** 9/16/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222232662](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FIRST TEXAS HOMES INC	6/5/2017	<a href="#">D217222176-CWD</a>		

**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	\$656,934	\$110,000	\$766,934	\$766,934
2024	\$656,934	\$110,000	\$766,934	\$766,934
2023	\$609,417	\$110,000	\$719,417	\$719,417
2022	\$55,833	\$85,000	\$140,833	\$140,833
2021	\$0	\$59,500	\$59,500	\$59,500
2020	\$0	\$59,500	\$59,500	\$59,500

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)
- DISABLED VET 100 PCT 11.131

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.