



Address: [101 LAGUNA VISTA WAY](#)

City: MANSFIELD

Georeference: 37785M-3-4

Subdivision: SEETON ESTATES ADDITION

Neighborhood Code: 1M600G

Latitude: 32.5621553315

Longitude: -97.0524103921

TAD Map: 2132-324

MAPSCO: TAR-126U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SEETON ESTATES ADDITION
Block 3 Lot 4

Jurisdictions:

CITY OF MANSFIELD (017)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A

Year Built: 2020

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$769,457

Protest Deadline Date: 5/24/2024

Site Number: 800039549

Site Name: SEETON ESTATES ADDITION 3 4

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 3,635

Percent Complete: 100%

Land Sqft^{*}: 13,049

Land Acres^{*}: 0.2996

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:

FRAZIER CHERMANDA JOHNSON

RABION MONTRIL

FRAZIER MARLON

Primary Owner Address:

101 LAGUNA VISTA WAY

MANSFIELD, TX 76063

Deed Date: 5/13/2021

Deed Volume:

Deed Page:

Instrument: [D221143366](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SCOTT SANDLIN HOMES LTD	11/18/2019	D219267919		

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	\$669,457	\$100,000	\$769,457	\$610,037
2024	\$669,457	\$100,000	\$769,457	\$554,579
2023	\$673,572	\$100,000	\$773,572	\$504,163
2022	\$373,330	\$85,000	\$458,330	\$458,330
2021	\$305,847	\$85,000	\$390,847	\$390,847
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)

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.