



Tarrant Appraisal District Property Information | PDF Account Number: 42560959

Address: 4722 ANTEBELLUM LN

City: MANSFIELD Georeference: 3123M-9-12 Subdivision: BOWER RANCH ADDITION Neighborhood Code: 1M090H

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

PROPERTY DATA

Legal Description: BOWER RANCH ADDITION Block 9 Lot 12 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 Latitude: 32.56911993 Longitude: -97.0584910829 TAD Map: 2132-328 MAPSCO: TAR-126Q



Site Number: 800046074 Site Name: BOWER RANCH ADDITION 9 12 Site Class: A1 - Residential - Single Family Parcels: 1 Approximate Size⁺⁺⁺: 5,274 Percent Complete: 100% Land Sqft^{*}: 11,480 Land Acres^{*}: 0.2635 Pool: N

+++ Rounded.

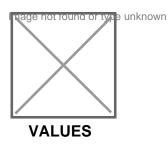
* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner: PHAN CHRIS NGO VAN Primary Owner Address: 4722 ANTEBELLUM LN MANSFIELD, TX 76063

Deed Date: 12/14/2021 Deed Volume: Deed Page: Instrument: D221366815

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRAND HOMES 2014 L.P.	12/14/2020	<u>D220329384</u>		
HALLMARK LAND HOLDINGS INC	8/2/2019	<u>D219110801</u>		



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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$864,265	\$110,000	\$974,265	\$974,265
2024	\$864,265	\$110,000	\$974,265	\$974,265
2023	\$801,361	\$110,000	\$911,361	\$911,361
2022	\$683,191	\$85,000	\$768,191	\$768,191
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

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.