

Property Information | PDF

Account Number: 42895501

Address: 4707 BRENDA DR

City: MANSFIELD

Georeference: 40861-1-30R1 Subdivision: SUNSET CROSSING Neighborhood Code: 1M090K Latitude: 32.5791287367 Longitude: -97.0612110538

TAD Map: 2132-328 **MAPSCO:** TAR-126K



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

PROPERTY DATA

Legal Description: SUNSET CROSSING Block 1 Lot

30R1

Jurisdictions:

CITY OF MANSFIELD (017) TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A Year Built: 2023

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/24/2024

Site Number: 800077045

Site Name: SUNSET CROSSING Block 1 Lot 30R1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size+++: 3,221
Percent Complete: 100%

Land Sqft*: 9,820 Land Acres*: 0.2254

Pool: N

+++ Rounded.

OWNER INFORMATION

Current Owner:

PEREZ CLAUDIA ANDIRA

GRIFFIN AARON

Primary Owner Address:

4707 BRENDA DR MANSFIELD, TX 76063 **Deed Date: 11/27/2023**

Deed Volume: Deed Page:

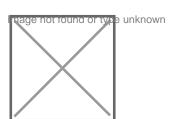
Instrument: <u>D223210353</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BRIGHTLAND HOMES LTD	3/21/2023	7423210		

VALUES

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



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	\$469,932	\$100,000	\$569,932	\$569,932
2024	\$469,932	\$100,000	\$569,932	\$569,932
2023	\$0	\$70,000	\$70,000	\$70,000
0	\$0	\$0	\$0	\$0

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

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.

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