

LOCATION

Address: [1316 CLOVER HILL RD](#)
City: MANSFIELD
Georeference: 44980-12-1
Subdivision: WALNUT CREEK VALLEY ADDITION
Neighborhood Code: 1M050A

Latitude: 32.5875832579
Longitude: -97.1269174612
TAD Map: 2114-332
MAPSCO: TAR-124G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WALNUT CREEK VALLEY
ADDITION Block 12 Lot 1

Jurisdictions:

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

State Code: A

Year Built: 1975

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 03290905

Site Name: WALNUT CREEK VALLEY ADDITION-12-1

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 2,712

Percent Complete: 100%

Land Sqft^{*}: 13,994

Land Acres^{*}: 0.3212

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

SALINAS CRISTINA NOHAMI

Primary Owner Address:

1316 CLOVER HILL RD
MANSFIELD, TX 76063

Deed Date: 1/28/2020

Deed Volume:

Deed Page:

Instrument: [D220021978](#)

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-------------------------------------|------------|----------------|-------------|-----------|
| MCWILLIAMS DONALD B;MCWILLIAMS SUZA | 12/31/1900 | 00000000000000 | 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 | \$0 | \$0 | \$0 | \$0 |
| 2024 | \$312,500 | \$87,500 | \$400,000 | \$375,100 |
| 2023 | \$345,795 | \$87,500 | \$433,295 | \$341,000 |
| 2022 | \$222,500 | \$87,500 | \$310,000 | \$310,000 |
| 2021 | \$238,932 | \$87,500 | \$326,432 | \$326,432 |
| 2020 | \$240,835 | \$87,500 | \$328,335 | \$328,335 |

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.