

## LOCATION

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**Address:** [1607 SPEERS DR](#)

**City:** MANSFIELD

**Georeference:** A 186-10C

**Subdivision:** BRIDGEMAN, JAMES SURVEY

**Neighborhood Code:** 1A010V

**Latitude:** 32.5567816853

**Longitude:** -97.1691367287

**TAD Map:** 2102-320

**MAPSCO:** TAR-123X



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** BRIDGEMAN, JAMES SURVEY  
Abstract 186 Tract 10C

**Jurisdictions:**

CITY OF MANSFIELD (017)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

**State Code:** A

**Year Built:** 1960

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 03773450

**Site Name:** BRIDGEMAN, JAMES SURVEY-10C

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 648

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 87,120

**Land Acres<sup>\*</sup>:** 2.0000

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

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**Current Owner:**

CLATER ROYCE A

CLATER SHEILA A

**Primary Owner Address:**

5217 COMANCHE DR

GODLEY, TX 76044

**Deed Date:** 12/28/1994

**Deed Volume:** 0011840

**Deed Page:** 0000623

**Instrument:** 00118400000623

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEWIS GRETEL KIRK	2/12/1990	00098620001067	0009862	0001067
LEWIS CHINA SR;LEWIS GRETEL	7/30/1987	00090230001415	0009023	0001415
EVANS DORIS B	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$62,999	\$145,000	\$207,999	\$207,999
2023	\$72,889	\$135,000	\$207,889	\$207,889
2022	\$10,000	\$80,000	\$90,000	\$90,000
2021	\$15,000	\$80,000	\$95,000	\$95,000
2020	\$15,000	\$80,000	\$95,000	\$95,000

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.