



LOCATION

Address: [2222 CANCUN DR](#)

City: MANSFIELD

Georeference: 8497M-12-24

Subdivision: COUNTRY MEADOWS ADDN SEC 3 - 7

Neighborhood Code: 1M900A

Latitude: 32.5895357608

Longitude: -97.1814704977

TAD Map: 2096-332

MAPSCO: TAR-123E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: COUNTRY MEADOWS ADDN
SEC 3 - 7 Block 12 Lot 24

Jurisdictions:

CITY OF MANSFIELD (017)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

MANSFIELD ISD (908)

State Code: A

Year Built: 2007

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 41069889

Site Name: COUNTRY MEADOWS ADDN SEC 3 - 7-12-24

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,645

Percent Complete: 100%

Land Sqft^{*}: 6,534

Land Acres^{*}: 0.1500

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:

TORRES LYLYANA

Primary Owner Address:

2222 CANCUN DR
MANSFIELD, TX 76063

Deed Date: 11/12/2021

Deed Volume:

Deed Page:

Instrument: [D221334121](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WOLLARD JAMES D.;WOLLARD MARIA S.	10/20/2017	D217245621		
MATSON MARC WILLIAM	10/11/2007	D207376624	0000000	0000000
MERRITT CLASSIC HOMES INC	5/24/2007	D207192927	0000000	0000000
LAURALEE DEVELOPMENT CO INC	1/1/2006	000000000000000	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	\$254,892	\$50,000	\$304,892	\$304,892
2023	\$259,626	\$50,000	\$309,626	\$309,626
2022	\$240,422	\$25,000	\$265,422	\$265,422
2021	\$199,623	\$25,000	\$224,623	\$224,623
2020	\$179,940	\$25,000	\$204,940	\$204,940

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.