



LOCATION

Address: [4806 QUANTRILL AVE](#)
City: MANSFIELD
Georeference: 3123M-5-7
Subdivision: BOWER RANCH ADDITION
Neighborhood Code: 1M090H

Latitude: 32.5721445065
Longitude: -97.0593981883
TAD Map: 2132-428
MAPSCO: TAR-126P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: BOWER RANCH ADDITION
Block 5 Lot 7

Jurisdictions:

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

State Code: A

Year Built: 2018

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

Site Number: 800016476
Site Name: BOWER RANCH ADDITION 5 7
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 4,855
Percent Complete: 100%
Land Sqft^{*}: 12,353
Land Acres^{*}: 0.2836
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:

WATSON KELLY
SCAFFIDE KRIS

Primary Owner Address:

4806 QUANTRILL AVE
MANSFIELD, TX 76063

Deed Date: 10/23/2023

Deed Volume:

Deed Page:

Instrument: [D223192042](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAMERON BARRY LEE;CAMERON JANIS SUE	4/13/2021	D221104348		
CAMERON JANIS SUE	7/24/2019	D219162609		
GRAND HOMES 2014 LP	1/3/2017	D217007612		

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	\$767,000	\$110,000	\$877,000	\$877,000
2023	\$673,590	\$110,000	\$783,590	\$699,967
2022	\$572,644	\$85,000	\$657,644	\$636,334
2021	\$493,485	\$85,000	\$578,485	\$578,485
2020	\$449,570	\$85,000	\$534,570	\$534,570

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.