



**Address:** [1425 BROWN TR](#)  
**City:** BEDFORD  
**Georeference:** 195-3-1  
**Subdivision:** AIRPORT FREEWAY CENTER  
**Neighborhood Code:** Food Service General

**Latitude:** 32.8381717753  
**Longitude:** -97.1607882653  
**TAD Map:** 2102-424  
**MAPSCO:** TAR-053L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** AIRPORT FREEWAY CENTER  
Block 3 Lot 1

**Jurisdictions:**

CITY OF BEDFORD (002)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
HURST-EULESS-BEDFORD ISD (916)

**State Code:** F1

**Year Built:** 1976

**Personal Property Account:** [14713883](#)

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$741,059

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80004555

**Site Name:** WAFFLE HOUSE

**Site Class:** FSRest - Food Service-Full Service Restaurant

**Parcels:** 1

**Primary Building Name:** WAFFLE HOUSE / 00014087

**Primary Building Type:** Commercial

**Gross Building Area**<sup>+++</sup>: 2,135

**Net Leasable Area**<sup>+++</sup>: 2,135

**Percent Complete:** 100%

**Land Sqft**<sup>\*</sup>: 22,215

**Land Acres**<sup>\*</sup>: 0.5099

**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

**Current Owner:**

WAFFLE HOUSE INC

**Primary Owner Address:**

5986 FINANCIAL DR  
NORCROSS, GA 30071

**Deed Date:** 6/14/2017

**Deed Volume:**

**Deed Page:**

**Instrument:** [D217136128](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PH1 BEDFORD LP	7/15/2016	<a href="#">D216158861</a>		
PIZZA HUT OF AMERICA INC	12/26/2011	<a href="#">D212301751</a>	0000000	0000000
PIZZA HUT OF AMERICA INC	3/12/2001	00148240000193	0014824	0000193
PIZZA HUT OF NORTH TEXAS INC	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	\$563,783	\$177,276	\$741,059	\$741,059
2024	\$445,205	\$177,276	\$622,481	\$622,481
2023	\$397,587	\$177,276	\$574,863	\$574,863
2022	\$652,739	\$177,276	\$830,015	\$830,015
2021	\$253,716	\$177,276	\$430,992	\$430,992
2020	\$221,393	\$177,276	\$398,669	\$398,669

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.