

Tarrant Appraisal District

Property Information | PDF

Account Number: 00203262

Latitude: 32.6687648995

TAD Map: 2012-364 MAPSCO: TAR-087Q

Longitude: -97.4584295027

Address: 1200 PARK CENTER ST

City: BENBROOK

Georeference: 2350-51-10A

Subdivision: BENBROOK LAKESIDE ADDITION

Neighborhood Code: 4A300F

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

PROPERTY DATA

Legal Description: BENBROOK LAKESIDE

ADDITION Block 51 Lot 10A & 11

Jurisdictions:

Site Number: 00203262 CITY OF BENBROOK (003) Site Name: BENBROOK LAKESIDE ADDITION-51-10A-20 **TARRANT COUNTY (220)**

Site Class: A1 - Residential - Single Family TARRANT COUNTY HOSPITAL (224)

Parcels: 1 **TARRANT COUNTY COLLEGE (225)**

Approximate Size+++: 1,859 FORT WORTH ISD (905) State Code: A Percent Complete: 100%

Year Built: 1958 **Land Sqft***: 7,000 Personal Property Account: N/A Land Acres*: 0.1606

Agent: None

Protest Deadline Date: 5/24/2024

+++ Rounded.

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

Pool: N

OWNER INFORMATION

Current Owner: T&R BUILDING LLC **Primary Owner Address:**

6321 SOUTHWEST BLVD FORT WORTH, TX 76132

Deed Date: 3/19/2025 Deed Volume:

Deed Page:

Instrument: D225054724

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Previous Owners	Date	Instrument	Deed Volume	Deed Page
DALLAS METRO HOLDING LLC	3/19/2025	D225048279		
DIAZ CARLOS G	3/24/2011	D211078915	0000000	0000000
CONNER LINDA N	9/26/2006	D206303918	0000000	0000000
JENNINGS DONALD; JENNINGS L CONNER TR	11/17/2005	D205358819	0000000	0000000
JENNINGS DONALD;JENNINGS L N CONNER	9/9/2005	D205271045	0000000	0000000
FANNIE MAE	7/5/2005	D205200123	0000000	0000000
NICOLAS JEAN-CLAUDE JR	4/26/2004	D204130883	0000000	0000000
MCGAR WILLAS MAC	2/23/2002	00166700000188	0016670	0000188
MCGAR ROSA L EST	2/15/1996	00000000000000	0000000	0000000
KINCAID R MCGAR;KINCAID THOMAS SR	3/15/1991	00102010001857	0010201	0001857
KINCAID RAE NELL	12/30/1985	00000000000000	0000000	0000000
KINCAID CLAUDE O	12/31/1900	00038020000578	0003802	0000578

VALUES

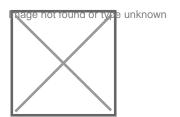
This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$137,949	\$32,140	\$170,089	\$170,089
2024	\$137,949	\$32,140	\$170,089	\$170,089
2023	\$138,022	\$40,000	\$178,022	\$169,971
2022	\$123,188	\$40,000	\$163,188	\$154,519
2021	\$100,472	\$40,000	\$140,472	\$140,472
2020	\$88,692	\$40,000	\$128,692	\$128,692

Pending indicates that the property record has not yet been completed for the indicated tax year.

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⁺ 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.

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