



Address: [5851 E ROSEDALE ST](#)
City: FORT WORTH
Georeference: 2770-1-2
Subdivision: BLAIR INDUSTRIAL ADDITION
Neighborhood Code: WH-Southeast Fort Worth General

Latitude: 32.7314223062
Longitude: -97.227030277
TAD Map: 2078-384
MAPSCO: TAR-079M



Google Map or type unknown

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

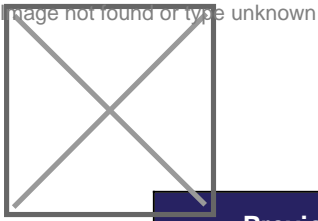
PROPERTY DATA

Legal Description: BLAIR INDUSTRIAL ADDITION
Block 1 Lot 2
Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)
Site Number: 80024017
Site Name: WAREHOUSE
Site Class: WHStorage - Warehouse-Storage
Parcels: 1
Primary Building Name: BLAIR, LLOYD C WAREHOUSE / 00226599
Primary Building Type: Commercial
Gross Building Area+++: 63,920
Net Leasable Area+++: 63,920
Percent Complete: 100%
Land Sqft*: 170,188
Land Acres*: 3.9070
Pool: N
State Code: F1
Year Built: 1968
Personal Property Account: [11168021](#)
Agent: RYAN LLC (00320)
Notice Sent Date: 4/15/2025
Notice Value: \$3,791,986
Protest Deadline Date: 5/31/2024

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

OWNER INFORMATION

Current Owner:
LRF3 DAL ROSEDALE LLC
Primary Owner Address:
116 HUNTINGTON AVE SUITE 1001
BOSTON, MA 02116
Deed Date: 11/20/2023
Deed Volume:
Deed Page:
Instrument: [D223208732](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
EAST SIDE INDUSTRIAL LLC	8/21/2015	D215188891		
BLAIR LLOYD C	12/31/1900	0000000000000000	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	\$3,572,442	\$219,544	\$3,791,986	\$1,894,814
2024	\$1,359,468	\$219,544	\$1,579,012	\$1,579,012
2023	\$1,186,696	\$219,544	\$1,406,240	\$1,406,240
2022	\$1,225,266	\$85,094	\$1,310,360	\$1,310,360
2021	\$1,175,122	\$71,318	\$1,246,440	\$1,246,440
2020	\$1,124,625	\$71,318	\$1,195,943	\$1,195,943

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.