



**Address:** [3124 TOWNSEND DR](#)  
**City:** FORT WORTH  
**Georeference:** 6050-4-12  
**Subdivision:** BYERS & MCCART ADDITION  
**Neighborhood Code:** MED-South Tarrant County General

**Latitude:** 32.7053172617  
**Longitude:** -97.3494748411  
**TAD Map:** 2042-376  
**MAPSCO:** TAR-076Y



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BYERS & MCCART ADDITION  
Block 4 Lot 12 THRU 17

**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:** 80033695  
**Site Name:** TALECRIS PLASMA CENTER  
**Site Class:** MEDOff - Medical-Office

**Parcels:** 1

**State Code:** F1  
**Year Built:** 1962  
**Personal Property Account:** N/A  
**Agent:** INTEGRATAX (00753)  
**Notice Sent Date:** 5/1/2025  
**Notice Value:** \$1,290,460  
**Protest Deadline Date:** 5/31/2024

**Primary Building Name:** TALECRIS PLASMA CENTER / 00391034  
**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 10,562  
**Net Leasable Area<sup>+++</sup>:** 8,854  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 38,018  
**Land Acres<sup>\*</sup>:** 0.8727  
**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:**  
BERRY STREET PO LLC  
**Primary Owner Address:**  
2610 FAIRMOUNT ST  
DALLAS, TX 75201

**Deed Date:** 4/10/2024  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D224061538](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SJJ-WEST BERRY LLC	4/12/2021	<a href="#">D221100448</a>		
NOVA SOUTH DEVELOPMENT LP	9/19/2000	00145660000497	0014566	0000497
MARKSAM ASSOC	12/31/1900	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 <sup>+</sup>
2025	\$1,062,352	\$228,108	\$1,290,460	\$1,290,460
2024	\$971,963	\$228,108	\$1,200,071	\$1,200,000
2023	\$771,892	\$228,108	\$1,000,000	\$1,000,000
2022	\$771,892	\$228,108	\$1,000,000	\$1,000,000
2021	\$941,892	\$228,108	\$1,170,000	\$1,170,000
2020	\$1,018,519	\$228,108	\$1,246,627	\$1,246,627

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.