



Address: [1157 E SEMINARY DR](#)
City: FORT WORTH
Georeference: 6550-B-1A1
Subdivision: CARTER PARK ADDITION
Neighborhood Code: Mixed Use General

Latitude: 32.6848959797
Longitude: -97.3130660377
TAD Map: 2054-368
MAPSCO: TAR-091L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CARTER PARK ADDITION Block
B Lot 1A1 1B1 2B 2C 3A & 3B

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: 80035930

Site Name: 1157 E SEMINARY DR

Site Class: MixedComm - Mixed Use-Commercial

Parcels: 1

Primary Building Name: ARROW LIQUOR STORE / 00435236

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 17,567

Net Leasable Area⁺⁺⁺: 17,567

Percent Complete: 100%

Land Sqft^{*}: 46,790

Land Acres^{*}: 1.0741

Pool: N

State Code: F1

Year Built: 1964

Personal Property Account: Multi

Agent: TEXAS TAX PROTEST (05909)

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:

HTUN PAPA WADY LLC

Primary Owner Address:

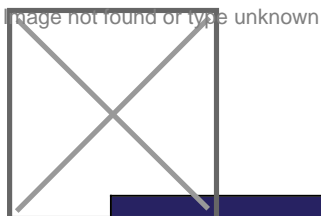
8912 WELLER LN
FORT WORTH, TX 76244

Deed Date: 8/23/2021

Deed Volume:

Deed Page:

Instrument: [D221246066](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN THOA	1/19/2007	D207031262	0000000	0000000
TRAN SON	7/12/2000	00144760000291	0014476	0000291
NGUYEN TRUC VAN	11/18/1991	00104460000367	0010446	0000367
TARRANT COUNTY MORT CO INC	2/6/1990	00098340001902	0009834	0001902
TARRANT COUNTY MORT CO ETAL	1/16/1990	00098300000102	0009830	0000102
PHAM TRINH QUANG ETAL	2/26/1989	00095320001596	0009532	0001596
1155 E SEMINARY JV	6/19/1987	00089870000754	0008987	0000754
SOUTHWAY PROPERTIES	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 ⁺
2025	\$0	\$0	\$0	\$0
2024	\$459,630	\$140,370	\$600,000	\$600,000
2023	\$459,630	\$140,370	\$600,000	\$600,000
2022	\$459,630	\$140,370	\$600,000	\$600,000
2021	\$363,580	\$140,370	\$503,950	\$503,950
2020	\$363,580	\$140,370	\$503,950	\$503,950

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.