



Address: [1025 COLLEGE AVE](#)
City: FORT WORTH
Georeference: 13695-5-53
Subdivision: FIELD-WELCH ADDITION
Neighborhood Code: MED-Historic Fort Worth Hospital District

Latitude: 32.7338207343
Longitude: -97.3347769162
TAD Map: 2048-388
MAPSCO: TAR-076M



Google Map or type unknown

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

PROPERTY DATA

Legal Description: FIELD-WELCH ADDITION Block
5 Lot 53

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)

State Code: F1

Year Built: 2018

Personal Property Account: N/A

Agent: ESTES & GANDHI PC (00977)

Notice Sent Date: 5/1/2025

Notice Value: \$259,751

Protest Deadline Date: 5/31/2024

Site Number: 80076874
Site Name: TX Centers for Infectious Diseases Associates
Site Class: MEDOff - Medical-Office
Parcels: 3
Primary Building Name: MED OFFICE / 00934496
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 0
Net Leasable Area⁺⁺⁺: 0
Percent Complete: 100%
Land Sqft^{*}: 5,750
Land Acres^{*}: 0.1320
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:
ARC 3 REAL ESTATE HOLDINGS LLC
Primary Owner Address:
1025 COLLEGE AVE
FORT WORTH, TX 76104

Deed Date: 8/26/2016
Deed Volume:
Deed Page:
Instrument: [D216199583](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VG7 HOLDINGS LTD	3/30/2015	D215195769		
GRACIA JOAN	3/24/2015	D215194705		
GRACIA VALENTIN MD	7/8/1995	00120270001821	0012027	0001821
DUNNIGAN FRANK	7/7/1995	00120270001819	0012027	0001819
LOAVES & FISHES FOOD BANK	5/17/1990	00099710002219	0009971	0002219
KASH NERBERT F	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 ⁺
2025	\$1,001	\$258,750	\$259,751	\$164,507
2024	\$1,001	\$136,088	\$137,089	\$137,089
2023	\$1,001	\$172,500	\$173,501	\$173,501
2022	\$1,001	\$172,500	\$173,501	\$173,501
2021	\$1,001	\$140,101	\$141,102	\$141,102
2020	\$1,000	\$140,102	\$141,102	\$141,102

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.