



**Address:** [2620 LUBBOCK AVE](#)  
**City:** FORT WORTH  
**Georeference:** 14820-13-6  
**Subdivision:** FRISCO RAILROAD ADDITION  
**Neighborhood Code:** M4T03A

**Latitude:** 32.7135790961  
**Longitude:** -97.3564245143  
**TAD Map:** 2042-380  
**MAPSCO:** TAR-076T



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

## PROPERTY DATA

**Legal Description:** FRISCO RAILROAD ADDITION  
Block 13 Lot 6

**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:** B

**Year Built:** 2019

**Personal Property Account:** N/A

**Agent:** FORTRESS TAX DEFENSE LLC (12137)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 01025813

**Site Name:** FRISCO RAILROAD ADDITION-13-6

**Site Class:** B - Residential - Multifamily

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 3,489

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 6,250

**Land Acres<sup>\*</sup>:** 0.1434

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

CASTLE PEAK HOMES III LP

**Primary Owner Address:**

2525 KNIGHT ST STE 450  
DALLAS, TX 75219

**Deed Date:** 5/31/2012

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D213037675](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOCHAN ENTERPRISES LLC	10/7/2010	<a href="#">D210274444</a>	0000000	0000000
SERVICENGINE US LIAISON OFF	9/18/2010	<a href="#">D210239953</a>	0000000	0000000
KOCHAN MATTHEW MICHAEL	5/13/2010	<a href="#">D210116939</a>	0000000	0000000
HEATH GREGORY S	4/15/2003	00166120000194	0016612	0000194
MILLER C TODD	3/28/2000	00142810000350	0014281	0000350
LADO GREG S;LADO LAURA	12/1/1997	00129960000564	0012996	0000564
SAUER K M LITTLE;SAUER KEITH	11/22/1996	00125930000750	0012593	0000750
PRAHL LEZLEY N;PRAHL VON E	6/9/1989	00096180000324	0009618	0000324
BLAZI MICHAEL B	9/5/1984	00079730001468	0007973	0001468
FRANK J BLAZI	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 <sup>+</sup>
2025	\$397,500	\$125,000	\$522,500	\$522,500
2024	\$425,000	\$125,000	\$550,000	\$550,000
2023	\$381,250	\$168,750	\$550,000	\$550,000
2022	\$392,000	\$120,000	\$512,000	\$512,000
2021	\$392,000	\$120,000	\$512,000	\$512,000
2020	\$241,322	\$98,678	\$340,000	\$340,000

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

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## Tarrant Appraisal District Property Information | PDF

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.