



Address: [3008 W EULESS BLVD](#)
City: EULESS
Georeference: 16508-2-1A
Subdivision: GROVES, JOHN ADDITION
Neighborhood Code: Food Service General

Latitude: 32.8169629749
Longitude: -97.1343764195
TAD Map: 2108-416
MAPSCO: TAR-054T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GROVES, JOHN ADDITION
Block 2 Lot 1A

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: F1

Year Built: 1973

Personal Property Account: N/A

Agent: RESOLUTE PROPERTY TAX SOLUTION (00988)

Notice Sent Date: 5/1/2025

Notice Value: \$286,450

Protest Deadline Date: 5/31/2024

Site Number: 80094058

Site Name: NAPOLIS CAFE

Site Class: FSRest - Food Service-Full Service Restaurant

Parcels: 1

Primary Building Name: NAPOLIS ITALIAN CAFE / 01140868

Primary Building Type: Commercial

Gross Building Area+++ : 1,892

Net Leasable Area+++ : 1,892

Percent Complete: 100%

Land Sqft* : 17,921

Land Acres* : 0.4114

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:

EDWARD FAMILY LLC

Primary Owner Address:

2311 TABLE ROCK CT
ARLINGTON, TX 76006

Deed Date: 12/31/2019

Deed Volume:

Deed Page:

Instrument: [D220000336](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LULA'S NAPOLI'S CAFE LLC	5/7/2019	D219097218		
RUSIT'S NAPOLI ITALIAN CAFE, LLC	9/15/2016	D216217040		
NEW LIFE FELLOWSHIP CH EULESS	6/30/2004	D204208600	0000000	0000000
DRENNAN BILLY RAY;DRENNAN LOUISE	10/24/1996	00125680001534	0012568	0001534
DRENNAN BILL R	10/13/1987	00090970000018	0009097	0000018
CHOW TIM	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	\$107,239	\$179,211	\$286,450	\$286,450
2024	\$149,195	\$125,805	\$275,000	\$275,000
2023	\$139,195	\$125,805	\$265,000	\$265,000
2022	\$131,988	\$125,805	\$257,793	\$257,793
2021	\$27,939	\$125,805	\$153,744	\$153,744
2020	\$24,193	\$125,805	\$149,998	\$149,998

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.