



**Address:** [221 W SEMINARY DR](#)  
**City:** FORT WORTH  
**Georeference:** 24980-1A-1A  
**Subdivision:** MARTIN PLACE ADDITION  
**Neighborhood Code:** Food Service General

**Latitude:** 32.6845392569  
**Longitude:** -97.3277665284  
**TAD Map:** 2048-368  
**MAPSCO:** TAR-091J



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** MARTIN PLACE ADDITION  
Block 1A Lot 1A

**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:** 80130240  
**Site Name:** LA PULLITA  
**Site Class:** FSFastFood - Food Service-Fast Food Restaurant  
**Parcels:** 1  
**Primary Building Name:** LA PULLITA / 01638386  
**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 2,549  
**Net Leasable Area<sup>+++</sup>:** 2,549  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 28,400  
**Land Acres<sup>\*</sup>:** 0.6500  
**Pool:** N

**State Code:** F1  
**Year Built:** 1978  
**Personal Property Account:** N/A  
**Agent:** BENTON COOK (00150)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$513,071  
**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:**  
OLERIO INTERESTS LLC  
**Primary Owner Address:**  
6310 LEMMON AVE STE 202  
DALLAS, TX 75209

**Deed Date:** 1/7/2022  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D222009288](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WENDY'S INTL INC #260280	12/31/1900	0000000000000000	0000000	0000000



## VALUES

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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	\$342,671	\$170,400	\$513,071	\$513,071
2024	\$333,046	\$170,400	\$503,446	\$503,446
2023	\$260,341	\$170,400	\$430,741	\$430,741
2022	\$221,076	\$170,400	\$391,476	\$391,476
2021	\$243,009	\$135,384	\$378,393	\$378,393
2020	\$264,809	\$135,384	\$400,193	\$400,193

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

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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.