



**Address:** [2501 GRAVEL DR](#)  
**City:** FORT WORTH  
**Georeference:** 28015-4A-1R  
**Subdivision:** NEWELL & NEWELL INDUSTRIAL PK  
**Neighborhood Code:** WH-Newell and Newell

**Latitude:** 32.7953266698  
**Longitude:** -97.2181492285  
**TAD Map:** 2084-408  
**MAPSCO:** TAR-066E



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** NEWELL & NEWELL  
INDUSTRIAL PK Block 4A Lot 1R

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
BIRDVILLE ISD (902)

**State Code:** F1

**Year Built:** 1977

**Personal Property Account:** Multi

**Agent:** PROPERTY TAX ASSOCIATES INC (05401)

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$6,415,514

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80143342

**Site Name:** RIVERBEND BUSINESS PARK

**Site Class:** WHFlex - Warehouse-Flex/Multi-Use

**Parcels:** 9

**Primary Building Name:** BLDGS 1-4 / 01865056

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 149,198

**Net Leasable Area<sup>+++</sup>:** 149,198

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 342,817

**Land Acres<sup>\*</sup>:** 7.8699

**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:**

RIVERBEND BUSINESS PARK LLC

**Primary Owner Address:**

2410 GRAVEL DR  
FORT WORTH, TX 76118

**Deed Date:** 12/12/2020

**Deed Volume:**

**Deed Page:**

**Instrument:** [D220324970](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HALAWA VIEW APARTMENTS;RIVERBEND BUSINESS PARK LLC	12/11/2020	<a href="#">D220324970</a>		
HALAWA VIEW APARTMENTS;THE NORMAN M KRONICK 1981 REVOCABLE TRUST	12/10/2020	<a href="#">D220324969</a>		
HALAWA VIEW APARTMENTS	1/15/1997	00126410000029	0012641	0000029
AMERICAN NATIONAL INS CO	2/2/1993	00109360000359	0010936	0000359
BUSINESS PARK ASSOC	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	\$5,729,880	\$685,634	\$6,415,514	\$6,415,514
2024	\$5,022,466	\$685,634	\$5,708,100	\$5,708,100
2023	\$4,456,181	\$685,634	\$5,141,815	\$5,141,815
2022	\$4,288,281	\$685,634	\$4,973,915	\$4,973,915
2021	\$4,234,372	\$685,634	\$4,920,006	\$4,920,006
2020	\$4,234,372	\$685,634	\$4,920,006	\$4,920,006

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.