



**Address:** [4011 BENBROOK HWY](#)  
**City:** FORT WORTH  
**Georeference:** 34250-22-11A  
**Subdivision:** RIDGECREST ADDITION-FORT WORTH  
**Neighborhood Code:** RET-Southwest Tarrant County General

**Latitude:** 32.7112833495  
**Longitude:** -97.4459902727  
**TAD Map:** 2012-376  
**MAPSCO:** TAR-073V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RIDGECREST ADDITION-FORT WORTH Block 22 Lot 11A

**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:** 80172679

**Site Name:** RIDGECREST PLAZA

**Site Class:** RETNBHD - Retail-Neighborhood Shopping Center

**Parcels:** 1

**Primary Building Name:** 4011 BENBROOK HWY / 02387190

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 12,000

**Net Leasable Area<sup>+++</sup>:** 11,760

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 37,500

**Land Acres<sup>\*</sup>:** 0.8608

**Pool:** N

**State Code:** F1

**Year Built:** 1980

**Personal Property Account:** Multi

**Agent:** K E ANDREWS & COMPANY (00175)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$1,007,950

**Protest Deadline Date:** 6/17/2024

<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:**

PARTNERSHIP EQUITY LTD

**Primary Owner Address:**

3045 LACKLAND RD  
FORT WORTH, TX 76116-4163

**Deed Date:** 1/5/2000

**Deed Volume:** 0014185

**Deed Page:** 0000137

**Instrument:** 00141850000137

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DIAMETRIC INC	6/29/1995	00120160001359	0012016	0001359
FIRST TEXAS BANK	6/6/1995	00119860002092	0011986	0002092
BENBROOK ROAD SHOPPING CENTER	12/31/1986	00088190000808	0008819	0000808
MILLER CHAS E TR	6/7/1984	00078520001299	0007852	0001299
C.S.K. CORP	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	\$857,950	\$150,000	\$1,007,950	\$1,007,950
2024	\$764,958	\$150,000	\$914,958	\$914,958
2023	\$650,000	\$150,000	\$800,000	\$800,000
2022	\$606,168	\$150,000	\$756,168	\$756,168
2021	\$606,087	\$150,000	\$756,087	\$756,087
2020	\$609,000	\$150,000	\$759,000	\$759,000

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

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.