



**Address:** [2620 NW 22ND ST](#)  
**City:** FORT WORTH  
**Georeference:** 35270-80-14  
**Subdivision:** ROSEN HEIGHTS SECOND FILING  
**Neighborhood Code:** RET-Northwest Tarrant County General

**Latitude:** 32.7938973029  
**Longitude:** -97.3812830584  
**TAD Map:** 2036-408  
**MAPSCO:** TAR-061G



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** ROSEN HEIGHTS SECOND  
FILING Block 80 Lot 14 & 15

**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:** 80182569  
**Site Name:** LONG AVE SMOKE SHOP/NAIL SALON  
**Site Class:** RETSpecMkt - Retail-Specialty Market  
**Primary Building Name:** LONG AVE SMOKE SHOP AND NAIL SALON / 02542560

**State Code:** F1 **Primary Building Type:** Commercial

**Year Built:** 1972 **Gross Building Area**+++ : 2,100

**Personal Property Account:** ~~14841636~~ **Net Leasable Area**+++ : 2,100

**Agent:** None **Percent Complete:** 100%

**Notice Sent Date:** **Land Sqft**\* : 7,000

4/15/2025 **Land Acres**\* : 0.1606

**Notice Value:** **Pool:** N

\$195,540

**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:**

MBA UNLIMITED INC

**Primary Owner Address:**

4907 ROCKFORD CT  
ARLINGTON, TX 76017-3182

**Deed Date:** 5/15/2013

**Deed Volume:** 00000000

**Deed Page:** 00000000

**Instrument:** [D213129605](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NGUYEN DUNG C	4/3/2008	<a href="#">D208144311</a>	0000000	0000000
CHU JENNIFER H PHAM;CHU NAM H	12/6/2004	<a href="#">D2043*3*39</a>	0000000	0000000
CHU DUC V NGUYEN ETAL;CHU NAM H	7/26/1999	00141440000398	0014144	0000398
CHU DUC VAN NGUYEN;CHU NAM HUU	5/18/1993	00115480002303	0011548	0002303
TAJ MOHAMMAD;TAJ NAEEM AHMAD	10/16/1987	00091130002263	0009113	0002263
MOHAMMAD TAJ	2/13/1987	00088450000963	0008845	0000963
HOWINGTON DAVID D;HOWINGTON GALE N	9/17/1985	00083120000119	0008312	0000119
CRITES OIL CO INC	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	\$181,540	\$14,000	\$195,540	\$182,119
2024	\$137,766	\$14,000	\$151,766	\$151,766
2023	\$136,322	\$14,000	\$150,322	\$150,322
2022	\$114,178	\$14,000	\$128,178	\$128,178
2021	\$103,768	\$14,000	\$117,768	\$117,768
2020	\$103,768	\$14,000	\$117,768	\$117,768

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.