



Address: [1209 W LANCASTER AVE](#)
City: FORT WORTH
Georeference: 41605-7-6
Subdivision: TEXAS & PACIFIC RAILWAY ADDN
Neighborhood Code: MED-Central Business District General

Latitude: 32.7464998564
Longitude: -97.3395502386
TAD Map: 2048-392
MAPSCO: TAR-076D



Google Map or type unknown

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

PROPERTY DATA

Legal Description: TEXAS & PACIFIC RAILWAY
ADDN Block 7 Lot 6

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)

State Code: F1

Year Built: 1939

Personal Property Account: N/A

Agent: JAMES A RYFFEL (00246)

Notice Sent Date: 4/15/2025

Notice Value: \$142,116

Protest Deadline Date: 7/12/2024

Site Number: 80873544

Site Name: HRI OF DFW

Site Class: MEDOff - Medical-Office

Parcels: 2

Primary Building Name: HRI OF DFW / 05706386

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 0

Net Leasable Area⁺⁺⁺: 0

Percent Complete: 100%

Land Sqft^{*}: 4,512

Land Acres^{*}: 0.1035

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:

FINLEY RESOURCES INC

Primary Owner Address:

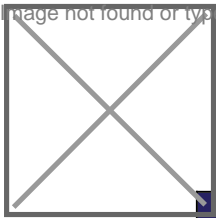
2501 PARKVIEW DR STE 418
FORT WORTH, TX 76102-5816

Deed Date: 4/28/2000

Deed Volume: 0014317

Deed Page: 0000390

Instrument: 00143170000390



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HCA REALTY INC	2/9/1996	00122580000470	0012258	0000470
FORT WORTH CLINIC	12/31/1900	000000000000000	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	\$6,726	\$135,390	\$142,116	\$142,116
2024	\$4,441	\$135,390	\$139,831	\$139,831
2023	\$4,441	\$135,390	\$139,831	\$139,831
2022	\$0	\$135,390	\$135,390	\$135,390
2021	\$0	\$135,390	\$135,390	\$135,390
2020	\$0	\$135,390	\$135,390	\$135,390

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.