



**Address:** [1300 E ROSEDALE ST](#)

**City:** FORT WORTH

**Georeference:** 44590-12-17

**Subdivision:** VICKERY ADDITION

**Neighborhood Code:** RET-Southeast Fort Worth/Everman/Forest Hill General

**Latitude:** 32.7312448437

**Longitude:** -97.3094258384

**TAD Map:** 2054-384

**MAPSCO:** TAR-077L



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** VICKERY ADDITION Block 12  
Lot 17 17-21 BLK 12

**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:** 1960

**Personal Property Account:** [13089277](#)

**Agent:** None

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

**Notice Value:** \$285,708

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

**Site Number:** 80228860

**Site Name:** LUCKY FOOD MARKET

**Site Class:** RETSuperMkt - Retail-Grocery/Supermarket

**Parcels:** 1

**Primary Building Name:** LUCKY MINI MARKET / 03261379

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 6,230

**Net Leasable Area<sup>+++</sup>:** 6,230

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 25,000

**Land Acres<sup>\*</sup>:** 0.5739

**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:**

DW LLC

**Primary Owner Address:**

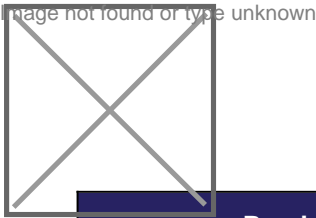
1300 E ROSEDALE ST  
FORT WORTH, TX 76104

**Deed Date:** 9/13/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224164851](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
HOANG JACK P;HOANG NANCY N	7/23/2004	<a href="#">D204239839</a>	0000000	0000000
PHAN CHAU DUC;PHAN HANG THI MINH	7/17/1986	00086330002040	0008633	0002040
KIMBELL INC	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 <sup>+</sup>
2025	\$260,708	\$25,000	\$285,708	\$285,708
2024	\$260,708	\$25,000	\$285,708	\$285,708
2023	\$260,708	\$25,000	\$285,708	\$285,708
2022	\$260,708	\$25,000	\$285,708	\$285,708
2021	\$260,708	\$25,000	\$285,708	\$285,708
2020	\$260,708	\$25,000	\$285,708	\$285,708

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.