



Address: [609 AVE R](#)
City: GRAND PRAIRIE
Georeference: 48525-1-10R2
Subdivision: GSID COMM #5 INST #3
Neighborhood Code: WH-GSID

Latitude: 32.7822521146
Longitude: -97.0578957362
TAD Map: 2132-404
MAPSCO: TAR-070L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GSID COMM #5 INST #3 Block 1
SITE 10R2 PARCEL 1

Jurisdictions:

CITY OF GRAND PRAIRIE (038)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: F1

Year Built: 1980

Personal Property Account: Multi

Agent: RYAN LLC (00320)

Notice Sent Date: 5/1/2025

Notice Value: \$4,918,467

Protest Deadline Date: 5/31/2024

Site Number: 80251897

Site Name: SPT INC/ REGAL

Site Class: WHDist - Warehouse-Distribution

Parcels: 1

Primary Building Name: SPT / 03692019

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 60,910

Net Leasable Area⁺⁺⁺: 60,910

Percent Complete: 100%

Land Sqft^{*}: 112,777

Land Acres^{*}: 2.5890

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:

DCT-TX 2004 RN PORTFOLIO L LP

Primary Owner Address:

1800 WAZEE ST
DENVER, CO 80202

Deed Date: 10/1/2004

Deed Volume: 00000000

Deed Page: 00000000

Instrument: [D204313913](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CW INDUSTRIAL VENTURE B TEXAS	6/25/2003	D203244125	0016897	0000095
CALWEST TEXAS PROPERTIES	7/1/1999	00139170000296	0013917	0000296
DIDAF ASSOC & CIIF ASSOC	1/1/1994	00116810001774	0011681	0001774
GDAF ASSOCIATES	8/8/1989	00096800002252	0009680	0002252
CINCO DE MAYO PARTNERSHIP	6/19/1987	00089950002108	0008995	0002108
HAVENER GARY W	1/30/1984	00077300001930	0007730	0001930

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	\$4,523,747	\$394,720	\$4,918,467	\$3,946,968
2024	\$2,894,420	\$394,720	\$3,289,140	\$3,289,140
2023	\$2,589,870	\$394,720	\$2,984,590	\$2,984,590
2022	\$2,589,870	\$394,720	\$2,984,590	\$2,984,590
2021	\$2,404,880	\$366,525	\$2,771,405	\$2,771,405
2020	\$2,313,515	\$366,525	\$2,680,040	\$2,680,040

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.