



**Address:** [2760 PEDEN RD](#)  
**City:** TARRANT COUNTY  
**Georeference:** A 247-1B  
**Subdivision:** BROWN, E M SURVEY  
**Neighborhood Code:** Vacant Unplatted

**Latitude:** 32.9407698203  
**Longitude:** -97.420911995  
**TAD Map:** 2024-460  
**MAPSCO:** TAR-018G



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** BROWN, E M SURVEY Abstract  
247 Tract 1B & A 226 TR 1F

**Jurisdictions:**  
TARRANT COUNTY (220)  
EMERGENCY SVCS DIST #1 (222)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
NORTHWEST ISD (911)

**State Code:** EC  
**Year Built:** 0  
**Personal Property Account:** N/A  
**Agent:** RYAN LLC (00320)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$39,762  
**Protest Deadline Date:** 5/31/2024

**Site Number:** 80267408  
**Site Name:** 80267408  
**Site Class:** LandVacantComm - Vacant Land -Commercial  
**Parcels:** 1  
**Primary Building Name:**  
**Primary Building Type:**  
**Gross Building Area<sup>+++</sup>:** 0  
**Net Leasable Area<sup>+++</sup>:** 0  
**Percent Complete:** 0%  
**Land Sqft<sup>\*</sup>:** 56,802  
**Land Acres<sup>\*</sup>:** 1.3040  
**Pool:** N

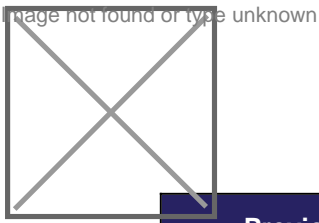
+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

**Current Owner:**  
TRINITYRAIL MAINTENANCE SERVIC  
**Primary Owner Address:**  
2525 N STEMMNS FWY  
DALLAS, TX 75207

**Deed Date:** 5/21/2014  
**Deed Volume:** 00000000  
**Deed Page:** 00000000  
**Instrument:** [D214117014](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRINITY INDUSTRIES INC	9/30/2009	<a href="#">D209260708</a>	0000000	0000000
NEW STYROCHEM U S LTD	11/29/2006	<a href="#">D206391657</a>	0000000	0000000
STYROCHEM U S INC	8/3/1994	<a href="#">D204351274</a>	0000000	0000000
SCOTT POLYMERS INC	11/17/1988	000000000000000	0000000	0000000
SCOTT TPI INC	10/26/1988	00094170001104	0009417	0001104
TPI PLASTIC CO	6/1/1982	00073180002160	0007318	0002160

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	\$0	\$39,762	\$39,762	\$39,762
2024	\$0	\$39,762	\$39,762	\$39,762
2023	\$0	\$39,762	\$39,762	\$39,762
2022	\$0	\$39,762	\$39,762	\$39,762
2021	\$0	\$39,762	\$39,762	\$39,762
2020	\$0	\$39,762	\$39,762	\$39,762

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.