



# Tarrant Appraisal District Property Information | PDF Account Number: 03892891

### Address: <u>9851 BOAT CLUB RD</u>

City: TARRANT COUNTY Georeference: A 564-1 Subdivision: GARCIA, MARTIN SURVEY Neighborhood Code: Utility General

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

## PROPERTY DATA

Legal Description: GARCIA, MARTIN SURVEY Abstract 564 Tract 1 Jurisdictions: **TARRANT COUNTY (220)** Site Number: 80844723 EMERGENCY SVCS DIST #1 (222) Site Name: TXU GENERATION CO-EAGLE MT. POWER PLANT TARRANT REGIONAL WATER DISTRI Site Class: UtilityElec - Utility-Electric TARRANT COUNTY HOSPITAL (224) Parcels: 4 **TARRANT COUNTY COLLEGE (225)** Primary Building Name: EAGLE MTN-SAGINAW ISD (918) State Code: F2 Primary Building Type: Year Built: 0 Gross Building Area<sup>+++</sup>: 0 Personal Property Account: N/A Net Leasable Area+++: 0 Agent: None Percent Complete: 0% Notice Sent Date: 4/15/2025 Land Sqft\*: 1,845,637 Notice Value: \$243.628 Land Acres<sup>\*</sup>: 42.3700 Protest Deadline Date: 5/31/2024 Pool: N

#### +++ Rounded.

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

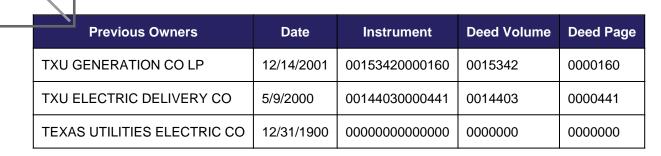
# **OWNER INFORMATION**

Current Owner: LUMINANT GENERATION COMPANY LLC

Primary Owner Address: 1601 BRYAN ST DALLAS, TX 75201 Deed Date: 10/8/2007 Deed Volume: Deed Page: Instrument: D216218997

Latitude: 32.9047766424 Longitude: -97.4741689758 TAD Map: 2006-448 MAPSCO: TAR-031A





## VALUES

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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	\$0	\$243,628	\$243,628	\$243,628
2024	\$0	\$243,628	\$243,628	\$243,628
2023	\$0	\$243,628	\$243,628	\$243,628
2022	\$0	\$243,628	\$243,628	\$243,628
2021	\$0	\$243,628	\$243,628	\$243,628
2020	\$0	\$243,628	\$243,628	\$243,628

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.