



Address: [2400 KENTUCKY AVE](#)
City: FORT WORTH
Georeference: 41605-101-1
Subdivision: TEXAS & PACIFIC RAILWAY ADDN
Neighborhood Code: WH-Airport Freeway/Birdville General

Latitude: 32.7454311765
Longitude: -97.3183165104
TAD Map: 2054-392
MAPSCO: TAR-077B



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 101 Lot 1 & A 250 TR 4Z

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)

Site Number: 80848117
Site Name: UGM-TC COMMUNITY OUTREACH CENTER
Site Class: WHFlex - Warehouse-Flex/Multi-Use
Parcels: 1
Primary Building Name: UGM-TC COMMUNITY OUTREACH CENTER / 04345665

State Code: F1 **Primary Building Type:** Commercial

Year Built: 2023 **Gross Building Area⁺⁺⁺:** 27,600

Personal Property Account: N/A **Net Leasable Area⁺⁺⁺:** 27,600

Agent: None **Percent Complete:** 100%

Protest Deadline **Land Sqft^{*}:** 108,013

Date: 5/24/2024 **Land Acres^{*}:** 2.4800

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:
THE LIVING WAGE CENTER INC

Primary Owner Address:
1321 E LANCASTER AVE
FORT WORTH, TX 76102

Deed Date: 2/25/2022
Deed Volume:
Deed Page:
Instrument: [D222052105](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UNION GOSPEL MISSION OF TARRANT COUNTY INC	5/13/2020	D220111571		
UNION PACIFIC RR CO	1/27/1997	00132150000130	0013215	0000130
MISSOURI PACIFIC RR CO	12/31/1900	0000000000000000	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	\$3,125,961	\$324,039	\$3,450,000	\$3,450,000
2024	\$3,043,161	\$324,039	\$3,367,200	\$3,367,200
2023	\$0	\$324,039	\$324,039	\$324,039
2022	\$0	\$324,039	\$324,039	\$324,039
2021	\$0	\$324,039	\$324,039	\$324,039
2020	\$0	\$324,039	\$324,039	\$324,039

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

- CHARITABLE RELIEF 11.18(d)(2)

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.