



Address: [2612 NE 28TH ST](#)
City: FORT WORTH
Georeference: 24910--4-30
Subdivision: MARTIN, IONA SUBDIVISION
Neighborhood Code: Food Service General

Latitude: 32.7948046213
Longitude: -97.3077371505
TAD Map: 2054-408
MAPSCO: TAR-063G



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MARTIN, IONA SUBDIVISION
Lot 4 4 & 5 & N PT 6

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: 1976

Personal Property Account: [11532785](#)

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$128,250

Protest Deadline Date: 5/31/2024

Site Number: 80409830

Site Name: MI BELLA ENSENADA

Site Class: FSRest - Food Service-Full Service Restaurant

Parcels: 2

Primary Building Name: MI BELLA ENSENADA / 04682165

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 1,288

Net Leasable Area⁺⁺⁺: 1,288

Percent Complete: 100%

Land Sqft^{*}: 21,600

Land Acres^{*}: 0.4958

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:

ELTIAR ASEM

Primary Owner Address:

2705 LOS ALAMOS TR
FORT WORTH, TX 76131

Deed Date: 10/1/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209271130](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
ELTIAR NOMAT ELTIAR;ELTIAR ZAID	12/20/1991	00104820000514	0010482	0000514
TACO BELL CORP #1330	12/31/1900	00093480002181	0009348	0002181

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	\$14,200	\$108,000	\$122,200	\$122,200
2024	\$9,936	\$108,000	\$117,936	\$117,936
2023	\$18,000	\$108,000	\$126,000	\$126,000
2022	\$8,240	\$108,000	\$116,240	\$116,240
2021	\$6,993	\$108,000	\$114,993	\$114,993
2020	\$49,909	\$64,800	\$114,709	\$114,709

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.