



Address: [1016 W HARRIS RD](#)
City: ARLINGTON
Georeference: 995-I-16
Subdivision: ARLINGTON SOUTH INDUSTRIAL PK
Neighborhood Code: IM-Arlington South

Latitude: 32.6261210103
Longitude: -97.1289423337
TAD Map: 2114-348
MAPSCO: TAR-110Q



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ARLINGTON SOUTH INDUSTRIAL PK Block I Lot 16

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
MANSFIELD ISD (908)

State Code: F2

Year Built: 1988

Personal Property Account: [14919252](#)

Agent: OWNWELL INC (12140)

Notice Sent Date: 5/1/2025

Notice Value: \$2,460,903

Protest Deadline Date: 5/31/2024

Site Number: 80423531

Site Name: P & H CASTERS INC

Site Class: IMLight - Industrial/Mfg-Light

Parcels: 1

Primary Building Name: P & H CASTERS INC / 04775481

Primary Building Type: Industrial

Gross Building Area⁺⁺⁺: 40,178

Net Leasable Area⁺⁺⁺: 40,178

Percent Complete: 100%

Land Sqft^{*}: 82,000

Land Acres^{*}: 1.8824

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:

CARMELL LLC

Primary Owner Address:

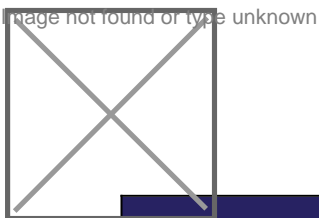
8750 PIONEER BLVD
SANTA FE SPRINGS, CA 90671

Deed Date: 4/22/2022

Deed Volume:

Deed Page:

Instrument: [D222105759](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
PHC EQUITIES LLC	6/12/2018	D218128349		
RIN CO HOLDINGS LP	11/3/2006	D206359146	0000000	0000000
CREATIVE MANUFACTURING INC	12/31/2001	00156310000271	0015631	0000271
SULLINS ROBERT	3/13/1993	00123710001535	0012371	0001535
SULLINS M JENNINGS;SULLINS R	12/31/1991	00104950001008	0010495	0001008
MAVERICK SKI & SPORTS INC	3/17/1988	00092220001134	0009222	0001134
SULLINS ROBERT	7/15/1987	00090130001172	0009013	0001172
TEXAS AMERICAN BANK	2/3/1987	00088300002250	0008830	0002250
BOWERMAN BILL H TRUSTEE	12/31/1900	00000000000000	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	\$2,173,903	\$287,000	\$2,460,903	\$2,460,903
2024	\$2,173,903	\$287,000	\$2,460,903	\$2,460,903
2023	\$2,173,903	\$287,000	\$2,460,903	\$2,460,903
2022	\$1,493,436	\$287,000	\$1,780,436	\$1,780,436
2021	\$1,120,928	\$225,500	\$1,346,428	\$1,346,428
2020	\$1,100,374	\$225,500	\$1,325,874	\$1,325,874

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.