



**Address:** [3019 KELLER HICKS RD](#)  
**City:** FORT WORTH  
**Georeference:** 17998-1-16  
**Subdivision:** HIGH MEADOW ESTATES  
**Neighborhood Code:** WH-Alliance/Alliance Gateway General

**Latitude:** 32.9397264023  
**Longitude:** -97.2946754048  
**TAD Map:** 2060-460  
**MAPSCO:** TAR-022J



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HIGH MEADOW ESTATES Block  
1 Lot 16

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
KELLER ISD (907)

**State Code:** F1

**Year Built:** 1996

**Personal Property Account:** Multi

**Agent:** LANE PROPERTY TAX ADVOCATES (12007)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$3,865,012

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80423655

**Site Name:** 3001 KELLER HICKS RD

**Site Class:** WHStorage - Warehouse-Storage

**Parcels:** 1

**Primary Building Name:** 3001 KELLER HICKS RD / 04796470

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 43,000

**Net Leasable Area<sup>+++</sup>:** 43,000

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 261,521

**Land Acres<sup>\*</sup>:** 6.0037

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

ATRIUM CIRCLE GP

**Primary Owner Address:**

PO BOX 5295  
DALLAS, TX 75247

**Deed Date:** 8/15/2024

**Deed Volume:**

**Deed Page:**

**Instrument:** [D224145556](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KELLER HICKS STORAGE & WHSE	12/16/2005	<a href="#">D205383951</a>	0000000	0000000
MESSER & MESSER BUILDERS INC	12/31/1900	000000000000000	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 <sup>+</sup>
2025	\$3,252,785	\$612,227	\$3,865,012	\$3,865,012
2024	\$1,846,023	\$490,352	\$2,336,375	\$2,336,375
2023	\$1,788,648	\$490,352	\$2,279,000	\$2,279,000
2022	\$1,745,648	\$490,352	\$2,236,000	\$2,236,000
2021	\$1,695,523	\$490,352	\$2,185,875	\$2,185,875
2020	\$1,745,648	\$490,352	\$2,236,000	\$2,236,000

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.