



**Address:** [12985 NW HWY 287](#)  
**City:** FORT WORTH  
**Georeference:** A1131-4  
**Subdivision:** M E P & P RR CO SURVEY #17  
**Neighborhood Code:** 2N300C

**Latitude:** 32.9603541806  
**Longitude:** -97.415044903  
**TAD Map:** 2024-468  
**MAPSCO:** TAR-004Z



Google Map or type unknown

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

PROPERTY DATA

**Legal Description:** M E P & P RR CO SURVEY #17  
Abstract 1131 Tract 4 & 4A

<b>Jurisdictions:</b>	<b>Site Number:</b> 80577903
CITY OF FORT WORTH (026)	<b>Site Name:</b> M E P & P RR CO SURVEY #17 Abstract 1131 Tract 4 & 4A
TARRANT COUNTY (220)	<b>Site Class:</b> C1 - Residential - Vacant Land
TARRANT COUNTY HOSPITAL (224)	<b>Parcels:</b> 1
TARRANT COUNTY COLLEGE (228)	<b>Approximate Size<sup>+++</sup>:</b> 0
NORTHWEST ISD (911)	<b>Percent Complete:</b> 0%
<b>State Code:</b> C1	<b>Land Sqft<sup>*</sup>:</b> 7,472,761
<b>Year Built:</b> 0	<b>Land Acres<sup>*</sup>:</b> 171.5510
<b>Personal Property Account:</b> N/A	<b>Agent:</b> D ALAN BOWLBY & ASSOCIATES INC (00186)
<b>Protest Deadline Date:</b> 5/24/2024	<b>Protest Deadline Date:</b> 5/24/2024

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

OWNER INFORMATION

<b>Current Owner:</b> JEN TEXAS 31 LLC	<b>Deed Date:</b> 12/6/2021
<b>Primary Owner Address:</b> 8103 SAN FERNANDO WAY DALLAS, TX 75218	<b>Deed Volume:</b>
	<b>Deed Page:</b>
	<b>Instrument:</b> <a href="#">D221357190</a>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TRIPLE W PROPERTIES LTD	12/28/2006	<a href="#">D207043622</a>	0000000	0000000
WILSON JOHN J	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 <sup>+</sup>
2025	\$0	\$2,015,510	\$2,015,510	\$2,015,510
2024	\$0	\$2,015,510	\$2,015,510	\$2,015,510
2023	\$0	\$2,015,510	\$2,015,510	\$2,015,510
2022	\$0	\$2,595,510	\$2,595,510	\$2,595,510
2021	\$0	\$2,586,750	\$2,586,750	\$15,492
2020	\$0	\$2,586,750	\$2,586,750	\$16,012

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.