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Address: [9001 BENBROOK BLVD](#)
City: BENBROOK
Georeference: 2350-47-6A
Subdivision: BENBROOK LAKESIDE ADDITION
Neighborhood Code: Food Service General

Latitude: 32.6755713961
Longitude: -97.466815979
TAD Map: 2006-364
MAPSCO: TAR-087P



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

PROPERTY DATA

Legal Description: BENBROOK LAKESIDE
ADDITION Block 47 Lot 6A

Jurisdictions:	Site Number: 80439829
CITY OF BENBROOK (003)	Site Name: BLACK RIFLE COFFEE COMPANY
TARRANT COUNTY (220)	Site Class: FSFastFood - Food Service-Fast Food Restaurant
TARRANT COUNTY HOSPITAL (224)	Parcels: 1
TARRANT COUNTY COLLEGE (226)	Primary Building Name: BLACK RIFLE COFFEE COMPANY / 04957962
FORT WORTH ISD (905)	Primary Building Type: Commercial
State Code: F1	Gross Building Area +++ : 3,420
Year Built: 1983	Net Leasable Area +++ : 3,420
Personal Property Account: 14861386	Percent Complete: 100%
Agent: None	Land Sqft * : 28,377
Notice Sent Date: 4/15/2025	Land Acres * : 0.6514
Notice Value: \$876,952	Pool: N
Protest Deadline Date: 5/31/2024	

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

OWNER INFORMATION

Current Owner: R MARCHINI ENTERPRISES LP	Deed Date: 5/11/2022
Primary Owner Address: 2632 LA LOME RD ATTN RICHARD MARCHINI MERCED, CA 95340	Deed Volume:
	Deed Page:
	Instrument: D222122984

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UCR BENBROOK LP	5/7/2021	D221130617		
MARLINE TWENTY ONE LLC	8/16/2016	D216188410		
9001 BENBROOK BLVD LLC	4/1/2016	D216070334		
RETAIL BUILDINGS INC	1/23/1984	00077230001875	0007723	0001875
BRAUM ICE CREAM STORES INC	2/9/1983	00074430002043	0007443	0002043
HUNTER D B	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	\$366,166	\$510,786	\$876,952	\$876,952
2024	\$366,898	\$510,786	\$877,684	\$877,684
2023	\$282,885	\$510,786	\$793,671	\$793,671
2022	\$306,669	\$510,786	\$817,455	\$817,455
2021	\$29,214	\$510,786	\$540,000	\$540,000
2020	\$58,644	\$510,786	\$569,430	\$569,430

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.