



Address: [5200 S HULEN ST](#)
City: FORT WORTH
Georeference: 31290-10-3
Subdivision: OVERTON SOUTH ADDITION
Neighborhood Code: RET-Cityview/Hulen Mall

Latitude: 32.672372366
Longitude: -97.4011670098
TAD Map: 2030-364
MAPSCO: TAR-089N



Google Map or type unknown

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

PROPERTY DATA

Legal Description: OVERTON SOUTH ADDITION
Block 10 Lot 3

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)
Site Number: 80691390
Site Name: HULEN FASHION CENTER
Site Class: RET Community - Retail-Community Shopping Center
Parcels: 1
Primary Building Name: MENS WAREHOUSE, COOL CUTS, YARD ART / 04957997

State Code: F1 **Primary Building Type:** Commercial

Year Built: 1985 **Gross Building Area** +++: 180,638

Personal Property Account: Multi **Net Leasable Area** +++: 180,638

Agent: INVOKE TAX PARTNERS (00054R) **Percent Complete:** 100%

Notice Sent Date: **Land Sqft** *: 560,312

4/15/2025 **Land Acres** *: 12.8630

Notice Value: **Pool:** N
\$26,736,752

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:

US BANK NATIONAL ASSOCIATION

Primary Owner Address:

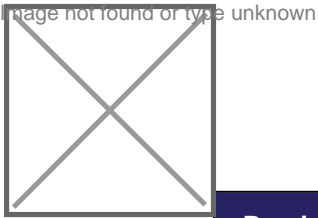
1717 MAIN ST STE 900
DALLAS, TX 75201-4687

Deed Date: 4/7/2009

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D209094218](#)



| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|-----------------|------------|----------------------------|-------------|-----------|
| EAGLE-HULEN LP | 1/28/1999 | D199024820 | 0000000 | 0000000 |
| RIVER RANCH LTD | 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 ⁺ |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$21,828,419 | \$4,908,333 | \$26,736,752 | \$26,736,752 |
| 2024 | \$10,441,667 | \$4,908,333 | \$15,350,000 | \$15,350,000 |
| 2023 | \$10,441,667 | \$4,908,333 | \$15,350,000 | \$15,350,000 |
| 2022 | \$9,591,667 | \$4,908,333 | \$14,500,000 | \$14,500,000 |
| 2021 | \$8,591,667 | \$4,908,333 | \$13,500,000 | \$13,500,000 |
| 2020 | \$9,391,667 | \$4,908,333 | \$14,300,000 | \$14,300,000 |

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.