



**Address:** [7708 S COOPER ST](#)  
**City:** ARLINGTON  
**Georeference:** A 645-3H  
**Subdivision:** HARRIS, TEMPLE O SURVEY  
**Neighborhood Code:** RET-Arlington/Centreport General

**Latitude:** 32.6214052877  
**Longitude:** -97.1383025876  
**TAD Map:** 2108-344  
**MAPSCO:** TAR-110P



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** HARRIS, TEMPLE O SURVEY  
Abstract 645 Tract 3H

**Jurisdictions:**

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

**State Code:** F1

**Year Built:** 1970

**Personal Property Account:** N/A

**Agent:** None

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$792,892

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

**Site Number:** 80440096

**Site Name:** VACANT RETAIL HBU LAND

**Site Class:** InterimUseComm - Interim Use-Commercial

**Parcels:** 1

**Primary Building Name:** VACANT / 04960033

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 1,209

**Net Leasable Area<sup>+++</sup>:** 1,209

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 226,512

**Land Acres<sup>\*</sup>:** 5.2000

**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:**

LIFECARE COOPER STREET LLC

**Primary Owner Address:**

8623 COMMODITY CIR  
ORLANDO, FL 32819

**Deed Date:** 4/1/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212079681](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FF SERIES HOLDINGS LLC ETAL	3/31/2012	<a href="#">D212079680</a>	0000000	0000000
LALANI ANWAR A;LALANI SULTANA A TR	6/9/2009	<a href="#">D209307814</a>	0000000	0000000
FF SERIES HOLDINGS LLC ETAL	11/25/2008	<a href="#">D208450625</a>	0000000	0000000
SERENE INVESTMENTS ETAL	12/8/1999	00141430000535	0014143	0000535
CERKA LAURA BUSSEY	10/28/1985	00083510002085	0008351	0002085
BUSSEY C C	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 <sup>+</sup>
2025	\$100	\$792,792	\$792,892	\$792,892
2024	\$100	\$792,792	\$792,892	\$792,892
2023	\$100	\$792,792	\$792,892	\$792,892
2022	\$100	\$792,792	\$792,892	\$792,892
2021	\$100	\$543,629	\$543,729	\$543,729
2020	\$100	\$535,624	\$535,724	\$535,724

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.