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**Address:** [4701 PYLON ST](#)  
**City:** FORT WORTH  
**Georeference:** 25385-2-2AR1  
**Subdivision:** MEACHAM 3-WAY CNTR SUBDIVISION  
**Neighborhood Code:** WH-Railhead

**Latitude:** 32.8280922936  
**Longitude:** -97.3450484816  
**TAD Map:** 2042-420  
**MAPSCO:** TAR-048Q



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MEACHAM 3-WAY CNTR  
SUBDIVISION Block 2 Lot 2AR1 & 2AR2 6.413  
ACRES

**Jurisdictions:**

- CITY OF FORT WORTH (026)
- TARRANT COUNTY (220)
- TARRANT REGIONAL WATER DISTRICT (223)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- FORT WORTH ISD (905)

**State Code:** F1

**Year Built:** 1984

**Personal Property Account:** Multi

**Agent:** OCONNOR & ASSOCIATES (00436)

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

**Notice Value:** \$5,082,300

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

**Site Number:** 80449417  
**Site Name:** FRITO LAY  
**Site Class:** WHDist - Warehouse-Distribution  
**Parcels:** 2  
**Primary Building Name:** FRITO LAY / 04993276  
**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 56,470  
**Net Leasable Area<sup>+++</sup>:** 56,470  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 279,363  
**Land Acres<sup>\*</sup>:** 6.4132  
**Pool:** N

+++ Rounded.

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

## OWNER INFORMATION

**Current Owner:**

FT WORTH PYLON ST LLC

**Primary Owner Address:**

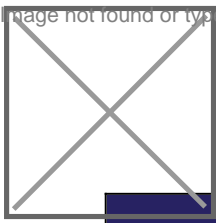
67 MOUNTAIN BLVD SUITE 201  
WARREN, NJ 07059

**Deed Date:** 3/14/2023

**Deed Volume:**

**Deed Page:**

**Instrument:** [D223041956](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
ROLLING FRITO-LAY SALES LP	10/4/2004	<a href="#">D205068460</a>	0000000	0000000
PEPSICO INC	12/28/1991	00105010001216	0010501	0001216
RECOT INC	2/5/1986	00084490001196	0008449	0001196
FRITO-LAY INC	2/18/1983	00074490000605	0007449	0000605
MEACHAM THREE WAY CENTER JV	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	\$4,244,211	\$838,089	\$5,082,300	\$5,082,300
2024	\$4,244,211	\$838,089	\$5,082,300	\$5,082,300
2023	\$1,844,236	\$838,089	\$2,682,325	\$2,682,325
2022	\$1,844,236	\$838,089	\$2,682,325	\$2,682,325
2021	\$2,032,274	\$558,726	\$2,591,000	\$2,591,000
2020	\$2,032,274	\$558,726	\$2,591,000	\$2,591,000

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.