



**Address:** [2790 NELSON WYATT RD](#)  
**City:** MANSFIELD  
**Georeference:** A 572-1A  
**Subdivision:** GRIMSLEY, JAMES H SURVEY  
**Neighborhood Code:** Vacant Unplatted

**Latitude:** 32.6098964342  
**Longitude:** -97.1673302858  
**TAD Map:** 2102-340  
**MAPSCO:** TAR-109X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** GRIMSLEY, JAMES H SURVEY  
Abstract 572 Tract 1A

<b>Jurisdictions:</b>	<b>Site Number:</b> 80460526
CITY OF MANSFIELD (017)	<b>Site Name:</b> 80460526
TARRANT COUNTY (220)	<b>Site Class:</b> LandVacComNomImp - Commercial Land with Nominal Imp Value
TARRANT COUNTY HOSPITAL (224)	<b>Parcels:</b> 1
TARRANT COUNTY COLLEGE (225)	<b>Primary Building Name:</b>
MANSFIELD ISD (908)	<b>Primary Building Type:</b>
<b>State Code:</b> C2C	<b>Gross Building Area</b> +++ : 0
<b>Year Built:</b> 0	<b>Net Leasable Area</b> +++ : 0
<b>Personal Property Account:</b> <a href="#">14868721</a>	<b>Percent Complete:</b> 0%
<b>Agent:</b> RYAN LLC (00320)	<b>Land Sqft</b> * : 937,411
<b>Notice Sent Date:</b> 4/15/2025	<b>Land Acres</b> * : 21.5200
<b>Notice Value:</b> \$433,929	<b>Pool:</b> N
<b>Protest Deadline Date:</b> 6/17/2024	

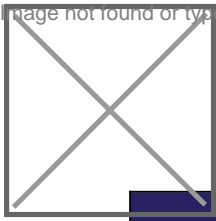
+++ Rounded.

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

## OWNER INFORMATION

**Current Owner:**  
VERTICAL BRIDGE AM II LLC  
**Primary Owner Address:**  
750 PARK OF COMMERCE DR STE 200  
BOCA RATON, FL 33487

**Deed Date:** 9/30/2020  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D220271612](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
WBAP-KSCS ASSETS LLC	3/6/2007	<a href="#">D207382916</a>	0000000	0000000
WBAP-KSCS OPERATING LTD	12/27/1991	00104840001412	0010484	0001412
WBAP-KSCS INC	6/25/1985	00082230001927	0008223	0001927
TEXAS MEDIA HOLDING CO INC	3/25/1985	00081280000001	0008128	0000001
CAPITAL CITIES COMM INC	10/12/1978	00065970000033	0006597	0000033

## 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	\$3,529	\$430,400	\$433,929	\$433,929
2024	\$3,529	\$430,400	\$433,929	\$433,929
2023	\$3,529	\$430,400	\$433,929	\$433,929
2022	\$3,529	\$430,400	\$433,929	\$433,929
2021	\$3,529	\$430,400	\$433,929	\$433,929
2020	\$0	\$430,400	\$430,400	\$430,400

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.