# Tarrant Appraisal District Property Information | PDF Account Number: 05302234

Address: <u>8650 CAMP BOWIE WEST BLVD</u> City: FORT WORTH Georeference: 46075-89-1R1A Subdivision: WESTERN HILLS ADD SEC III-VIII Neighborhood Code: RET-Southwest Tarrant County General

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

# PROPERTY DATA

Legal Description: WESTERN HILLS ADD SEC III-VIII Block 89 Lot 1R1A & 1R3R1 Jurisdictions: CITY OF FORT WORTH (026) **TARRANT COUNTY (220)** TARRANT REGIONAL WATER DISTRICT (223) 80694969 TARRANT COUNTY HOSPITAL (224) Name: 8600 CAMP BOWIE WEST BLVD TARRANT COUNTY COLLEGE (2515 Class: RETNBHD - Retail-Neighborhood Shopping Center CFW PID #21 - LAS VEGAS TRAI Pagals: 3 FORT WORTH ISD (905) Primary Building Name: 8600 CAMP BOWIE WEST BLVD / 06614701 State Code: F1 Primary Building Type: Commercial Year Built: 1980 Gross Building Area+++: 57,734 Personal Property Account: 14242 Leasable Area+++: 57,634 Agent: BENTON COOK (00150) Percent Complete: 100% Notice Sent Date: 4/15/2025 Land Sqft\*: 209,500 Notice Value: \$2,038,684 Land Acres\*: 4.8094 Protest Deadline Date: 6/17/2024 Pool: N

+++ Rounded.

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

### **OWNER INFORMATION**

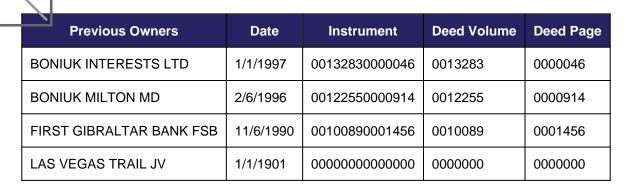
Current Owner: SV VEGAS TRAIL LLC Primary Owner Address: 1901 N AKARD ST DALLAS, TX 75201

Deed Date: 10/13/2021 Deed Volume: Deed Page: Instrument: D221300086



LOCATION

Latitude: 32.7252794829 Longitude: -97.466952834 TAD Map: 2006-384 MAPSCO: TAR-073P



# VALUES

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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	\$1,154,592	\$884,092	\$2,038,684	\$1,791,000
2024	\$608,410	\$884,090	\$1,492,500	\$1,492,500
2023	\$850,691	\$884,090	\$1,734,781	\$1,734,781
2022	\$830,482	\$884,090	\$1,714,572	\$1,714,572
2021	\$1,017,833	\$884,090	\$1,901,923	\$1,901,923
2020	\$1,017,833	\$884,090	\$1,901,923	\$1,901,923

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.