



Address: [4395 DIPLOMACY RD](#)
City: FORT WORTH
Georeference: 6935-303B-6A
Subdivision: CENTREPORT ADDITION
Neighborhood Code: WH-Centreport

Latitude: 32.8272998225
Longitude: -97.0417088482
TAD Map: 2138-420
MAPSCO: TAR-056R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CENTREPORT ADDITION Block
303B Lot 6A

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: F1

Year Built: 1986

Personal Property Account: Multi

Agent: K E ANDREWS & COMPANY (00175)

Notice Sent Date: 5/1/2025

Notice Value: \$5,511,304

Protest Deadline Date: 5/31/2024

Site Number: 80471501

Site Name: FACTORY BLUE

Site Class: WHDist - Warehouse-Distribution

Parcels: 1

Primary Building Name: 4395 DIPLOMACY RD / 05609453

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 66,100

Net Leasable Area⁺⁺⁺: 65,814

Percent Complete: 100%

Land Sqft^{*}: 138,976

Land Acres^{*}: 3.1904

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:

MLRP 4395 DIPLOMACY LLC

Primary Owner Address:

1 PIERCE PL STE 450
ITASCA, IL 60143-1253

Deed Date: 8/18/2008

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D208324630](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CENTREPORT VALWOOD INDUSTRIAL	6/16/2004	D204196720	0000000	0000000
CASSIDAY P R E CHURCHILL ETAL	11/16/1998	00135210000477	0013521	0000477
METROPOLITAN LIFE INS CO	4/29/1992	00106180000672	0010618	0000672
CR ASSETS INC	7/15/1991	00000000000000	0000000	0000000
AEW #14 CORPORATION	2/8/1991	00101690001257	0010169	0001257
CDI #35	11/28/1988	00094480001787	0009448	0001787
CENTRE DEVELOPMENT CO INC	5/3/1985	00081710000928	0008171	0000928
J L WILLIAMS CO INC	1/1/1984	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 ⁺
2025	\$4,955,400	\$555,904	\$5,511,304	\$4,343,724
2024	\$3,063,866	\$555,904	\$3,619,770	\$3,619,770
2023	\$2,701,889	\$555,904	\$3,257,793	\$3,257,793
2022	\$2,339,912	\$555,904	\$2,895,816	\$2,895,816
2021	\$2,144,096	\$555,904	\$2,700,000	\$2,700,000
2020	\$2,339,912	\$555,904	\$2,895,816	\$2,895,816

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.