



Address: [3360 S WATSON RD](#)
City: ARLINGTON
Georeference: 40015-35-4A
Subdivision: SPRINGRIDGE ADDITION
Neighborhood Code: Food Service General

Latitude: 32.6925049999
Longitude: -97.0638512743
TAD Map: 2132-372
MAPSCO: TAR-098F



Google Map or type unknown

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

PROPERTY DATA

Legal Description: SPRINGRIDGE ADDITION Block
35 Lot 4A

Jurisdictions:

CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: F1

Year Built: 1985

Personal Property Account: [09326790](#)

Agent: K E ANDREWS & COMPANY (00175)

Notice Sent Date: 4/15/2025

Notice Value: \$493,011

Protest Deadline Date: 5/31/2024

Site Number: 80494072

Site Name: WHATABURGER

Site Class: FSFastFood - Food Service-Fast Food Restaurant

Parcels: 1

Primary Building Name: WHATABURGER / 05736404

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 2,332

Net Leasable Area⁺⁺⁺: 2,332

Percent Complete: 100%

Land Sqft^{*}: 26,445

Land Acres^{*}: 0.6070

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:

WHATABURGER REAL ESTATE LLC

Primary Owner Address:

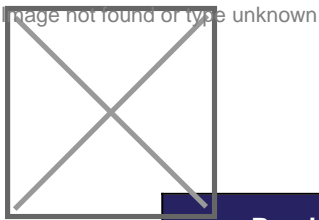
300 CONCORD PLAZA DR
SAN ANTONIO, TX 78216-6903

Deed Date: 9/22/2017

Deed Volume:

Deed Page:

Instrument: [D217207623](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
GULF COAST GROWCO LTD	1/23/1991	00103430001313	0010343	0001313
RESOLUTION TRUST CORP	4/3/1990	00098860001008	0009886	0001008
GULF COAST GROWCO LTD	3/6/1985	00081100000648	0008110	0000648
MAYFIELD I JV ETAL	1/1/1985	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	\$255,006	\$238,005	\$493,011	\$493,011
2024	\$225,506	\$238,005	\$463,511	\$463,511
2023	\$223,256	\$238,005	\$461,261	\$461,261
2022	\$223,709	\$211,560	\$435,269	\$435,269
2021	\$186,680	\$198,338	\$385,018	\$385,018
2020	\$235,414	\$198,338	\$433,752	\$433,752

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.