



**Address:** [4750 BRYANT IRVIN RD](#)  
**City:** FORT WORTH  
**Georeference:** 7348H-1-2  
**Subdivision:** CITY VIEW ADDITION  
**Neighborhood Code:** RET-Cityview/Hulen Mall

**Latitude:** 32.6801381131  
**Longitude:** -97.4160860047  
**TAD Map:** 2024-364  
**MAPSCO:** TAR-088U



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** CITY VIEW ADDITION Block 1  
Lot 2 SCHOOL BOUNDARY SPLIT 69% UNDIVIDED  
INTEREST-BLDG

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
CROWLEY ISD (912)

**Site Number:** 80522521  
**Site Name:** CITYVIEW SHOPPING CENTER  
**Site Class:** RETCommunity - Retail-Community Shopping Center  
**Parcels:** 4  
**Primary Building Name:** ACADEMY SPORTS / 05757436, 05982529  
**Primary Building Type:** Commercial  
**Gross Building Area+++:** 51,588  
**Net Leasable Area+++:** 51,588  
**Report Complete:** 100%

**State Code:** F1  
**Year Built:** 1986  
**Personal Property Account:** Multi  
**Agent:** P E PENNINGTON & CO INC (00051)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$6,454,972  
**Protest Deadline Date:** 5/31/2024

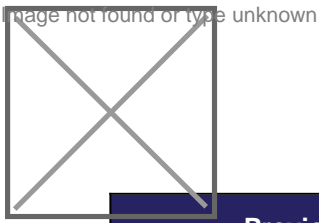
**Land Sqft\*:** 183,126  
**Land Acres\*:** 4.2040  
**Pool:** N

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

**OWNER INFORMATION**

**Current Owner:**  
RPI BRYANT IRVIN LTD  
**Primary Owner Address:**  
2929 CARLISLE ST STE 170  
DALLAS, TX 75204

**Deed Date:** 10/13/1999  
**Deed Volume:** 0014049  
**Deed Page:** 0000347  
**Instrument:** 00140490000347



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CITYVIEW S'MARKET RPF REALTY	11/19/1993	00113360001295	0011336	0001295
CITYVIEW CENTRE ASSOC LTD	8/31/1989	00096900001632	0009690	0001632
CULLUM DEVELOPMENT CO	11/29/1988	00094460001230	0009446	0001230
PACIFIC LEASING INC	4/6/1988	00092330000585	0009233	0000585
CULLUM DEVELOPMENT CO	8/19/1985	00082800001504	0008280	0001504
LINCOLN PROP CO & CULLUM DEV	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 <sup>+</sup>
2025	\$4,559,618	\$1,895,354	\$6,454,972	\$6,454,972
2024	\$3,285,046	\$1,895,354	\$5,180,400	\$5,180,400
2023	\$3,364,365	\$1,895,354	\$5,259,719	\$5,259,719
2022	\$3,395,152	\$1,895,354	\$5,290,506	\$5,290,506
2021	\$3,155,212	\$1,895,354	\$5,050,566	\$5,050,566
2020	\$3,155,212	\$1,895,354	\$5,050,566	\$5,050,566

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.