



**Address:** [2812 N MAIN ST](#)  
**City:** FORT WORTH  
**Georeference:** 40430-8-6R  
**Subdivision:** STOCKYARDS SUBDIVISION  
**Neighborhood Code:** Stockyards

**Latitude:** 32.7964057851  
**Longitude:** -97.3490891302  
**TAD Map:** 2042-408  
**MAPSCO:** TAR-062C



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** STOCKYARDS SUBDIVISION  
Block 8 Lot 6R

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** F1

**Year Built:** 1986

**Personal Property Account:** [12706981](#)

**Agent:** RYAN LLC (00320)

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$1,043,712

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80524001

**Site Name:** SPEEDY CASH

**Site Class:** RETGen - Retail-General/Specialty

**Parcels:** 1

**Primary Building Name:** SPEEDY CASH / 05988640

**Primary Building Type:** Commercial

**Gross Building Area**<sup>+++</sup>: 2,823

**Net Leasable Area**<sup>+++</sup>: 2,823

**Percent Complete:** 100%

**Land Sqft**<sup>\*</sup>: 22,240

**Land Acres**<sup>\*</sup>: 0.5105

**Pool:** N

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

**Current Owner:**

CDM DEVELOPMENT LLC

**Primary Owner Address:**

3527 N RIDGE RD  
WICHITA, KS 67205-1212

**Deed Date:** 2/29/2008

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D208071891](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PRIMARY REALTY ASSETS LP	1/4/2007	<a href="#">D207010879</a>	0000000	0000000
V J RESOURCES INC	5/25/2006	00024400001513	0002440	0001513
TIDWELL VANN JACKSON	5/24/2006	<a href="#">D207010877</a>	0000000	0000000
TIDWELL CHARLES E	10/7/2004	<a href="#">D207010876</a>	0000000	0000000
C E T PROPERTIES INC	1/22/1999	00137810000374	0013781	0000374
ALEDO PROPERTIES INC	1/19/1993	00015580000144	0001558	0000144
TIDWELL PROPERTIES INC	1/23/1987	00088220001295	0008822	0001295
TIDWELL CHARLES E	1/1/1986	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	\$304,232	\$739,480	\$1,043,712	\$1,043,712
2024	\$166,231	\$739,481	\$905,712	\$905,712
2023	\$17,083	\$739,481	\$756,564	\$756,564
2022	\$111,268	\$274,664	\$385,932	\$385,932
2021	\$88,035	\$274,664	\$362,699	\$362,699
2020	\$83,763	\$274,664	\$358,427	\$358,427

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.