



Address: [2805 MARKET LOOP](#)
City: SOUTHLAKE
Georeference: 7852-C-1
Subdivision: COMMERCE BUSINESS PARK ADDN
Neighborhood Code: WH-Commerce Business Park

Latitude: 32.9330212971
Longitude: -97.1062427889
TAD Map: 2120-460
MAPSCO: TAR-027J



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

PROPERTY DATA

Legal Description: COMMERCE BUSINESS PARK
ADDN Block C Lot 1

Jurisdictions:

CITY OF SOUTHLAKE (022)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: F1

Year Built: 1998

Personal Property Account: Multi

Agent: RYAN LLC (00320)

Notice Sent Date: 5/1/2025

Notice Value: \$2,892,000

Protest Deadline Date: 5/31/2024

Site Number: 80729703

Site Name: COMMERCE BUSINESS PARK

Site Class: WHFlex - Warehouse-Flex/Multi-Use

Parcels: 1

Primary Building Name: 2850 MAET LOOP / 06000754

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 27,072

Net Leasable Area⁺⁺⁺: 28,920

Percent Complete: 100%

Land Sqft^{*}: 72,405

Land Acres^{*}: 1.6621

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:

SOUTHLAKE EXCHANGE LLC

Primary Owner Address:

PO BOX 373
TIOGA, TX 76271

Deed Date: 6/25/2020

Deed Volume:

Deed Page:

Instrument: [D220149251](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SOUTHLAKE FLEX PROPERTIES LLC	5/6/2016	D216096136		
LAGO DEL SUR LLC	2/5/2013	D213030150	0000000	0000000
RAINIER SOUTHLAKE DST	12/13/2005	D205383274	0000000	0000000
SLJ COMMERCE/EXCHANGE II LTD	6/30/1999	00138940000115	0013894	0000115
SANDY MAC PARTNERS LTD	12/31/1998	00135990000556	0013599	0000556
EXCHANGE BLVD 11 INC	3/9/1998	00131260000205	0013126	0000205
MULLER-HOLDGATE PRTNSHP LTD	1/25/1995	00119370001779	0011937	0001779
MULLER & HOLDGATE CONST SERV	9/29/1994	00117580000433	0011758	0000433
PACK RANDY L	3/15/1994	00115020001496	0011502	0001496
PACIFIC SOUTHWEST BANK FSB	2/5/1991	00101650002255	0010165	0002255
STACY J R	1/1/1986	00086260002274	0008626	0002274

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	\$2,493,772	\$398,228	\$2,892,000	\$2,892,000
2024	\$2,349,172	\$398,228	\$2,747,400	\$2,747,400
2023	\$2,052,294	\$398,228	\$2,450,522	\$2,450,522
2022	\$2,052,294	\$398,228	\$2,450,522	\$2,450,522
2021	\$2,011,262	\$398,228	\$2,409,490	\$2,409,490
2020	\$1,996,747	\$398,228	\$2,394,975	\$2,394,975

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

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Tarrant Appraisal District Property Information | PDF

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.