



Address: [2451 RIVERBEND WEST DR](#)
City: FORT WORTH
Georeference: 34493-2-2R
Subdivision: RIVERBEND WEST BUSINESS PARK
Neighborhood Code: IM-Newell and Newell

Latitude: 32.7938419389
Longitude: -97.2280269393
TAD Map: 2078-408
MAPSCO: TAR-065H



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVERBEND WEST BUSINESS
PARK Block 2 Lot 2R

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDEVILLE ISD (902)

State Code: F2
Year Built: 1982
Personal Property Account: Multi
Agent: APPRAISAL PROTEST (12017)
Notice Sent Date: 5/1/2025
Notice Value: \$1,625,085
Protest Deadline Date: 5/31/2024

Site Number: 80545076
Site Name: DYNOCOM IND.
Site Class: IMLight - Industrial/Mfg-Light
Parcels: 1
Primary Building Name: DYNOCOM IND. / 06150500
Primary Building Type: Industrial
Gross Building Area⁺⁺⁺: 32,830
Net Leasable Area⁺⁺⁺: 32,830
Percent Complete: 100%
Land Sqft^{*}: 91,672
Land Acres^{*}: 2.1044
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:
ROACH DONALD EARL
Primary Owner Address:
4001 GRINDSTONE RD
MILLSAP, TX 76066-3531

Deed Date: 1/1/1987
Deed Volume: 0000000
Deed Page: 0000000
Instrument: 000000000000000

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	\$1,441,741	\$183,344	\$1,625,085	\$1,625,085
2024	\$1,294,006	\$183,344	\$1,477,350	\$1,477,350
2023	\$1,190,656	\$183,344	\$1,374,000	\$1,374,000
2022	\$1,190,656	\$183,344	\$1,374,000	\$1,374,000
2021	\$1,218,295	\$183,344	\$1,401,639	\$1,401,639
2020	\$1,115,759	\$183,344	\$1,299,103	\$1,299,103

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.