



Address: [6401 W LOOP 820 S](#)
City: BENBROOK
Georeference: A1749-1D
Subdivision: WILLIAMS, LEWIS SURVEY
Neighborhood Code: 4A100T

Latitude: 32.6967314009
Longitude: -97.4655907956
TAD Map: 2006-372
MAPSCO: TAR-087B



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WILLIAMS, LEWIS SURVEY
Abstract 1749 Tract 1D

Jurisdictions:

CITY OF BENBROOK (003)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: C1

Year Built: 0

Personal Property Account: N/A

Agent: INTEGRATAX (00753)

Protest Deadline Date: 5/24/2024

Site Number: 80868947

Site Name: ELLIOTT, JAMES F SURVEY 493 1 AG

Site Class: C1 - Residential - Vacant Land

Parcels: 2

Approximate Size⁺⁺⁺: 0

Percent Complete: 0%

Land Sqft^{*}: 102,366

Land Acres^{*}: 2.3500

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:

TEAM RANCH LIMITED PARTNERSHIP LLC

Primary Owner Address:

1223 N ROCK RD BLDG H-200
WICHITA, KS 67206

Deed Date: 4/15/2023

Deed Volume:

Deed Page:

Instrument: [D223092484](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
2011 WILLIAM G FARHA IRREVOCABLE TRUST;CLARK TEAM RANCH LLC;MARCHI LLC	4/7/2022	D222095031		
TEAM RANCH PARTNERSHIP	12/19/1997	00130190000032	0013019	0000032
TEAM RANCH LTD #1	5/22/1987	00089560002324	0008956	0002324

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	\$0	\$94,000	\$94,000	\$94,000
2024	\$0	\$94,000	\$94,000	\$94,000
2023	\$0	\$163,125	\$163,125	\$163,125
2022	\$0	\$163,125	\$163,125	\$148
2021	\$0	\$94,000	\$94,000	\$150
2020	\$0	\$94,000	\$94,000	\$155

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.