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LOCATION

Tarrant Appraisal District
Property Information | PDF
Account Number: 06198627

Latitude: 32.6261760696

Longitude: -97.3079591979

TAD Map: 2054-348

MAPSCO: TAR-105Q



City:

Georeference: 30550-1-2R1

Subdivision: OAK GROVE PARK

Neighborhood Code: WH-Carter Industrial

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

PROPERTY DATA

Legal Description: OAK GROVE PARK Block 1 Lot 2R1

Jurisdictions:

CITY OF FORT WORTH (026)

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

EVERMAN ISD (904)

Site Number: 80549772

Site Name: Eastern Fulfillment Center / Metal Rehab Technologies / Laminex

Site Class: WHStorage - Warehouse-Storage

Parcels: 1

Primary Building Name: 61 OFFICE - MULTITENANT / 06198627

State Code: F1

Primary Building Type: Commercial

Year Built: 1978

Gross Building Area+++ : 366,068

Personal Property Account: Multi

Net Leasable Area+++ : 366,068

Agent: SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344)

Percent Complete: 100%

Notice Sent Date: 4/15/2025

Land Sqft* : 793,663

Notice Value: \$17,768,166

Land Acres* : 18.2199

Protest Deadline Date:

Pool: N

5/31/2024

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

TCRG RE EVERMAN PARKWAY LLC

Primary Owner Address:

5201 CAMP BOWIE BLVD STE 200

FORT WORTH, TX 76107

Deed Date: 11/2/2015

Deed Volume:

Deed Page:

Instrument: [D215248921](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONTI & SON LTD	9/29/2003	D203367621	0017256	0000131
COLLIN EQUITIES INC	12/3/2002	00161800000048	0016180	0000048
TANDYCRAFTS INC	1/1/1987	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 ⁺
2025	\$15,982,424	\$1,785,742	\$17,768,166	\$17,768,166
2024	\$8,079,258	\$1,785,742	\$9,865,000	\$9,865,000
2023	\$7,365,958	\$1,785,742	\$9,151,700	\$9,151,700
2022	\$7,137,158	\$1,785,742	\$8,922,900	\$8,922,900
2021	\$8,071,767	\$714,297	\$8,786,064	\$8,786,064
2020	\$7,704,703	\$714,297	\$8,419,000	\$8,419,000

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.