



**Address:** [3101 CURTIS DR](#)  
**City:** FORT WORTH  
**Georeference:** 21119-1-19  
**Subdivision:** INDUSTRIPLEX  
**Neighborhood Code:** WH-West Fort Worth/Hulen General

**Latitude:** 32.7282829235  
**Longitude:** -97.448737251  
**TAD Map:** 2012-384  
**MAPSCO:** TAR-073M



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** INDUSTRIPLEX Block 1 Lot 19  
**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:** C1C  
**Year Built:** 0  
**Personal Property Account:** N/A  
**Agent:** SOUTHLAND PROPERTY TAX CONSULTANTS INC (90344)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$111,114  
**Protest Deadline Date:** 5/31/2024  
**Site Number:** 80563090  
**Site Name:** 80563090  
**Site Class:** LandVacantComm - Vacant Land -Commercial  
**Parcels:** 5  
**Primary Building Name:**  
**Primary Building Type:**  
**Gross Building Area**+++ : 0  
**Net Leasable Area**+++ : 0  
**Percent Complete:** 0%  
**Land Sqft** \* : 24,692  
**Land Acres** \* : 0.5668  
**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:**  
EVERETT INDUSTRIAL II LLC  
**Primary Owner Address:**  
PO BOX 102017  
FORT WORTH, TX 76185  
**Deed Date:** 8/17/2021  
**Deed Volume:**  
**Deed Page:**  
**Instrument:** [D221238748](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CURTIS DRIVE BUSINESS PARK LLC	7/26/2019	<a href="#">D219164492</a>		
IDI-CHERRY 14 LTD	8/28/1992	00107920001316	0010792	0001316
BANK ONE TEXAS	6/18/1991	00102980000337	0010298	0000337
WCJ CHERRY LANE JV	1/1/1988	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	\$0	\$111,114	\$111,114	\$88,891
2024	\$0	\$77,779	\$77,779	\$74,076
2023	\$0	\$61,730	\$61,730	\$61,730
2022	\$0	\$81,484	\$81,484	\$81,484
2021	\$0	\$67,903	\$67,903	\$67,903
2020	\$0	\$67,903	\$67,903	\$67,903

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.