



**Address:** [1000 TERMINAL RD](#)  
**City:** FORT WORTH  
**Georeference:** 41250-1-5  
**Subdivision:** TANCOR ADDITION  
**Neighborhood Code:** WH-North Fort Worth General

**Latitude:** 32.8157448123  
**Longitude:** -97.3411002615  
**TAD Map:** 2048-416  
**MAPSCO:** TAR-048V



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TANCOR ADDITION Block 1 Lot 5

**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)

**Site Number:** 80584071

**Site Name:** 1000 TERMINAL ROAD -2 TENANT

**Site Class:** WHDist - Warehouse-Distribution

**Parcels:** 1

**Primary Building Name:** 2 TENANT WAREHOUSE / 06455328

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 618,728

**Net Leasable Area<sup>+++</sup>:** 618,728

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 1,127,551

**Land Acres<sup>\*</sup>:** 25.8850

**Pool:** N

**State Code:** F1

**Year Built:** 1991

**Personal Property Account:** Multi

**Agent:** RYAN LLC (00320)

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$36,179,572

**Protest Deadline Date:** 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:**

CLEMENCEAU LOGISTICS ASSETS LLC

**Primary Owner Address:**

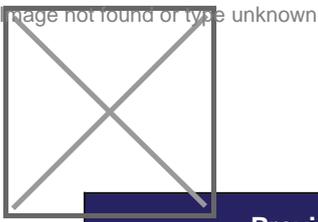
5 BRYANT PARK 28TH FLOOR  
NEW YORK, NY 10018

**Deed Date:** 9/30/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221287854](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
	7/20/2018	REF80584071		
GPT 1000 TERMINAL ROAD OWNER LLC	3/2/2017	<a href="#">D217048817</a>		
B H 1000 TERMINAL LLC	6/26/2015	<a href="#">D215139029</a>		
GENERAL WIRELESS OPERATIONS INC	5/18/2000	00000000000000	0000000	0000000
TANDY CORP	1/1/1990	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	\$35,052,021	\$1,127,551	\$36,179,572	\$36,179,572
2024	\$22,384,113	\$1,127,551	\$23,511,664	\$23,511,664
2023	\$21,146,657	\$1,127,551	\$22,274,208	\$22,274,208
2022	\$19,909,659	\$1,127,551	\$21,037,210	\$21,037,210
2021	\$18,252,449	\$1,127,551	\$19,380,000	\$19,380,000
2020	\$17,872,449	\$1,127,551	\$19,000,000	\$19,000,000

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.