



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⁺⁺⁺: 618,728

Net Leasable Area⁺⁺⁺: 618,728

Percent Complete: 100%

Land Sqft^{*}: 1,127,551

Land Acres^{*}: 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:

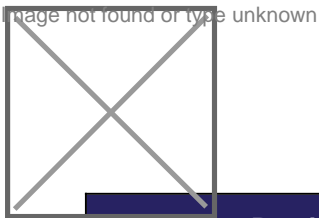
5 BRYANT PARK 28TH FLOOR
NEW YORK, NY 10018

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	D217048817		
B H 1000 TERMINAL LLC	6/26/2015	D215139029		
GENERAL WIRELESS OPERATIONS INC	5/18/2000	0000000000000000	0000000	0000000
TANDY CORP	1/1/1990	0000000000000000	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	\$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.