



Address: [4300 S BOWEN RD](#)
City: ARLINGTON
Georeference: 12950--1R
Subdivision: ESTES, R P GARDEN TRACTS ADDN
Neighborhood Code: Food Service General

Latitude: 32.675889026
Longitude: -97.150364573
TAD Map: 2102-364
MAPSCO: TAR-095R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ESTES, R P GARDEN TRACTS
ADDN Lot 1R

Jurisdictions:	Site Number: 80069320
CITY OF ARLINGTON (024)	Site Name: CRACKER BARREL
TARRANT COUNTY (220)	Site Class: FSRest - Food Service-Full Service Restaurant
TARRANT COUNTY HOSPITAL (224)	Parcels: 1
TARRANT COUNTY COLLEGE (226)	Primary Building Name: CRACKER BARREL RESTAURANT / 06716687
ARLINGTON ISD (901)	Primary Building Type: Commercial
State Code: F1	Gross Building Area +++ : 11,349
Year Built: 1994	Net Leasable Area +++ : 11,349
Personal Property Account: 10508899	Percent Complete: 100%
Agent: None	Land Sqft * : 141,483
Notice Sent Date: 5/1/2025	Land Acres * : 3.2480
Notice Value: \$2,836,354	Pool: N
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: CB PORTFOLIO OWNER LLC	Deed Date: 8/3/2020
Primary Owner Address: 125 S WACKER DR STE 1220 CHICAGO, IL 60606	Deed Volume:
	Deed Page:
	Instrument: D220191655

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CBOCS TEXAS LIMITED PRTNSHP	12/31/1999	00141780000206	0014178	0000206
CBOCS PARTNER II LLC	12/30/1999	00141780000204	0014178	0000204
CBOCS DISTRIBUTION INC	12/29/1999	00141780000203	0014178	0000203
CRACKER BARRELL OLD CTRY ST	6/25/1994	00116350001077	0011635	0001077
BOWEN ROAD JOINT VENTURE ETAL	6/24/1994	00116350001072	0011635	0001072
BOWEN ROAD JOINT VENTURE	1/1/1994	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	\$1,280,041	\$1,556,313	\$2,836,354	\$2,836,354
2024	\$1,017,214	\$1,556,313	\$2,573,527	\$2,573,527
2023	\$1,017,214	\$1,556,313	\$2,573,527	\$2,573,527
2022	\$681,537	\$1,556,313	\$2,237,850	\$2,237,850
2021	\$143,687	\$1,556,313	\$1,700,000	\$1,700,000
2020	\$363,687	\$1,556,313	\$1,920,000	\$1,920,000

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.