



Address: [3405 AZLE AVE](#)
City: SANSOM PARK
Georeference: 35270-228-1B
Subdivision: ROSEN HEIGHTS SECOND FILING
Neighborhood Code: Mixed Use General

Latitude: 32.8065057435
Longitude: -97.3891665657
TAD Map: 2030-412
MAPSCO: TAR-047X



Google Map or type unknown

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

PROPERTY DATA

Legal Description: ROSEN HEIGHTS SECOND
FILING Block 228 Lot 1B

Jurisdictions:

CITY OF SANSOM PARK (039)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
LAKE WORTH ISD (910)

State Code: F1

Year Built: 1955

Personal Property Account: Multi

Agent: None

Notice Sent Date: 5/1/2025

Notice Value: \$442,600

Protest Deadline Date: 5/31/2024

Site Number: 80183328

Site Name: BOB & FRED'S/MELA & SONS/JUNIORS

Site Class: MixedComm - Mixed Use-Commercial

Parcels: 1

Primary Building Name: BOB & FRED'S GROCERIES / 06863159

Primary Building Type: Commercial

Gross Building Area+++ : 5,044

Net Leasable Area+++ : 5,044

Percent Complete: 100%

Land Sqft* : 38,637

Land Acres* : 0.8869

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:

G & R KUNWAR INC

Primary Owner Address:

6873 MEADOW CREST DR # 906
NORTH RICHLAND HILLS, TX 76180

Deed Date: 3/8/2024

Deed Volume:

Deed Page:

Instrument: [D224041772](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KHORRAMI ENTERPRISES INC	1/1/1996	00122180001803	0012218	0001803



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	\$403,963	\$38,637	\$442,600	\$442,600
2024	\$228,763	\$38,637	\$267,400	\$267,400
2023	\$186,363	\$38,637	\$225,000	\$225,000
2022	\$186,363	\$38,637	\$225,000	\$225,000
2021	\$186,363	\$38,637	\$225,000	\$225,000
2020	\$186,363	\$38,637	\$225,000	\$225,000

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.