



Address: [3924 STATE HWY 121](#)
City: BEDFORD
Georeference: 8167-1-2A
Subdivision: CONOCO ADDITION-BEDFORD
Neighborhood Code: Food Service General

Latitude: 32.8654117496
Longitude: -97.100582822
TAD Map: 2120-436
MAPSCO: TAR-041W



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CONOCO ADDITION-BEDFORD
Block 1 Lot 2A

Jurisdictions:

CITY OF BEDFORD (002)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

Site Number: 80703348

Site Name: WENDYS

Site Class: FSFastFood - Food Service-Fast Food Restaurant

Parcels: 1

Primary Building Name: WENDYS / 06887252

Primary Building Type: Commercial

Gross Building Area+++ : 3,207

Net Leasable Area+++ : 3,207

Percent Complete: 100%

Land Sqft* : 39,724

Land Acres* : 0.9119

Pool: N

State Code: F1

Year Built: 1996

Personal Property Account: [14836331](#)

Agent: JIM SCHWALLS & ASSOC INC (00600)

Notice Sent Date: 4/15/2025

Notice Value: \$941,806

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:

WENDY'S PROPERTIES LLC

Primary Owner Address:

1 DAVE THOMAS BLVD
DUBLIN, OH 43017

Deed Date: 6/1/2015

Deed Volume:

Deed Page:

Instrument: [D215240283](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WENDY'S INTERNATIONAL INC	7/19/2004	D204226858	0000000	0000000
GE CAPITAL ASSET FUND CORP	3/27/2003	00165340000124	0016534	0000124
LUDWIG PARTNERS LTD	10/6/1995	00121360000299	0012136	0000299
CONOCO INC	1/1/1995	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	\$445,256	\$496,550	\$941,806	\$941,806
2024	\$480,297	\$496,550	\$976,847	\$976,847
2023	\$501,969	\$496,550	\$998,519	\$998,519
2022	\$443,241	\$496,550	\$939,791	\$939,791
2021	\$712,050	\$496,550	\$1,208,600	\$1,208,600
2020	\$697,083	\$496,550	\$1,193,633	\$1,193,633

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.