



**Latitude:** 32.8179989594  
**Longitude:** -97.3176947361  
**TAD Map:** 2054-416  
**MAPSCO:** TAR-049T



**City:**  
**Georeference:** 43735-1-1R1  
**Subdivision:** TRILLIUM ADDITION  
**Neighborhood Code:** WH-Mark IV Parkway

Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** TRILLIUM ADDITION Block 1 Lot 1R1  
**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:** 80682626  
**Site Name:** UNITED STATES COLD STG  
**Site Class:** WHColdStg - Warehouse-Cold Storage  
**Primary Building Name:** UNITED STATES COLD STORAGE INC / 06907008  
**State Code:** F1  
**Year Built:** 1995  
**Personal Property Account:** Multi  
**Agent:** RYAN LLC (00320)  
**Notice Sent Date:** 5/1/2025  
**Notice Value:** \$20,022,300  
**Protest Deadline Date:** 5/31/2024  
**Primary Building Type:** Commercial  
**Gross Building Area**+++ : 333,925  
**Net Leasable Area**+++ : 333,705  
**Percent Complete:** 100%  
**Land Sqft**\* : 1,327,653  
**Land Acres**\* : 30.4785  
**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:**  
UNITED STATES COLD STORAGE LP  
**Primary Owner Address:**  
2225 N COCKRELL HILL RD  
DALLAS, TX 75212  
**Deed Date:** 11/28/2001  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D204286904](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
UNITED STATES COLD STORAGE INC	1/1/1996	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 <sup>+</sup>
2025	\$17,366,994	\$2,655,306	\$20,022,300	\$20,022,300
2024	\$14,029,944	\$2,655,306	\$16,685,250	\$16,685,250
2023	\$13,549,694	\$2,655,306	\$16,205,000	\$16,205,000
2022	\$13,549,694	\$2,655,306	\$16,205,000	\$16,205,000
2021	\$13,696,239	\$2,655,306	\$16,351,545	\$16,351,545
2020	\$13,028,829	\$2,655,306	\$15,684,135	\$15,684,135

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.