



**Address:** [1450 W STATE HWY 114](#)  
**City:** GRAPEVINE  
**Georeference:** 42403H-1-10  
**Subdivision:** TOWNE CENTER ADDITION #2  
**Neighborhood Code:** Food Service General

**Latitude:** 32.929943455  
**Longitude:** -97.0912962086  
**TAD Map:** 2120-456  
**MAPSCO:** TAR-027Q



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** TOWNE CENTER ADDITION #2  
Block 1 Lot 10

**Jurisdictions:**  
CITY OF GRAPEVINE (011)  
TARRANT COUNTY (220)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
GRAPEVINE-COLLEYVILLE ISD (906)

**Site Number:** 80880743  
**Site Name:** LO-LO'S CHICKEN & WAFFLES  
**Site Class:** FSRest - Food Service-Full Service Restaurant  
**Parcels:** 1  
**Primary Building Name:** CJ'S SOUTHERN KITCHEN / 06965652

**State Code:** F1  
**Primary Building Type:** Commercial

**Year Built:** 1999  
**Gross Building Area**+++ : 10,076

**Personal Property Account:** [14321136](#)  
**Net Leasable Area**+++ : 10,076

**Agent:** POPP HUTCHESON PLLC (09259)  
**Percent Complete:** 100%

**Notice Sent Date:** 5/1/2025  
**Land Sqft**\* : 90,151

**Notice Value:** \$1,958,600  
**Land Acres**\* : 2.0695

**Protest Deadline Date:** 5/31/2024  
**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:**  
GRAPEVINE/TATE PAD B LP

**Deed Date:** 11/8/1999  
**Deed Volume:** 0014093  
**Deed Page:** 0000267  
**Instrument:** 00140930000267

**Primary Owner Address:**  
3102 MAPLE AVE STE 500  
DALLAS, TX 75201-1262

Previous Owners	Date	Instrument	Deed Volume	Deed Page
GRAPEVINE/TATE JV	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	\$876,788	\$1,081,812	\$1,958,600	\$1,088,208
2024	\$1,000	\$905,840	\$906,840	\$906,840
2023	\$100,000	\$806,840	\$906,840	\$906,840
2022	\$789,412	\$218,188	\$1,007,600	\$1,007,600
2021	\$106,090	\$901,510	\$1,007,600	\$1,007,600
2020	\$287,163	\$1,081,812	\$1,368,975	\$1,368,975

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.