



**Address:** [7417 US HWY 287](#)  
**City:** ARLINGTON  
**Georeference:** 36787--17  
**Subdivision:** RUSSELL, DAVID ADDITION  
**Neighborhood Code:** Self Storage General

**Latitude:** 32.6240693686  
**Longitude:** -97.1678780266  
**TAD Map:** 2102-348  
**MAPSCO:** TAR-109Q



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RUSSELL, DAVID ADDITION Lot 17

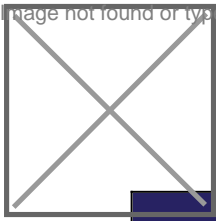
<b>Jurisdictions:</b>	<b>Site Number:</b> 80722695
CITY OF ARLINGTON (024)	<b>Site Name:</b> VANGUARD BOAT/TRK STORAGE
TARRANT COUNTY (220)	<b>Site Class:</b> InterimUseComm - Interim Use-Commercial
TARRANT COUNTY HOSPITAL (224)	<b>Parcels:</b> 3
TARRANT COUNTY COLLEGE (225)	<b>Primary Building Name:</b> VANGUARD SELF STORAGE / 07038364
MANSFIELD ISD (908)	<b>Primary Building Type:</b> Commercial
<b>State Code:</b> F1	<b>Gross Building Area</b> +++ : 0
<b>Year Built:</b> 1976	<b>Net Leasable Area</b> +++ : 0
<b>Personal Property Account:</b> N/A	<b>Percent Complete:</b> 100%
<b>Agent:</b> THE SEMBRICK COMPANIES (00340)	<b>Land Sqft</b> * : 15,050
<b>Notice Sent Date:</b> 5/1/2025	<b>Land Acres</b> * : 0.3455
<b>Notice Value:</b> \$59,297	<b>Pool:</b> N
<b>Protest Deadline Date:</b> 5/31/2024	

+++ Rounded.

\* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

**OWNER INFORMATION**

<b>Current Owner:</b>	<b>Deed Date:</b> 12/9/2020
VANGUARD STORAGE LLC	<b>Deed Volume:</b>
<b>Primary Owner Address:</b>	<b>Deed Page:</b>
2100 E HIGHWAY 377	<b>Instrument:</b> <a href="#">D220325530</a>
GRANBURY, TX 76048	



Previous Owners	Date	Instrument	Deed Volume	Deed Page
VANGUARD SELF-STORAGE LLC	8/16/1999	00139650000111	0013965	0000111
BLAUVELT BRAD	1/1/1997	000000000000000	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	\$0	\$59,297	\$59,297	\$37,927
2024	\$0	\$39,431	\$39,431	\$31,606
2023	\$0	\$26,338	\$26,338	\$26,338
2022	\$0	\$26,338	\$26,338	\$26,338
2021	\$0	\$10,535	\$10,535	\$10,535
2020	\$0	\$10,535	\$10,535	\$10,535

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.