



Address: [4721 BRYANT IRVIN RD](#)
City: FORT WORTH
Georeference: 7348H-2-2B-71
Subdivision: CITY VIEW ADDITION
Neighborhood Code: RET-Cityview/Hulen Mall

Latitude: 32.677828468
Longitude: -97.4152091721
TAD Map: 2024-364
MAPSCO: TAR-088L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CITY VIEW ADDITION Block 2
Lot 2B PER PLAT A-4629

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: F1

Year Built: 1998

Personal Property Account: [10814817](#)

Agent: POPP HUTCHESON PLLC (09252)

Notice Sent Date: 5/1/2025

Notice Value: \$3,181,590

Protest Deadline Date: 5/31/2024

Site Number: 80739660

Site Name: WALGREENS

Site Class: RETPharm - Retail-Pharmacy

Parcels: 1

Primary Building Name: WALGREENS / 07245416

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 13,833

Net Leasable Area⁺⁺⁺: 13,833

Percent Complete: 100%

Land Sqft^{*}: 70,720

Land Acres^{*}: 1.6235

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:

EXCHANGERIGHT NET LEASED PORTFOLIO 28 DST

Primary Owner Address:

PO BOX 1159
DEERFIELD, IL 60015

Deed Date: 6/7/2019

Deed Volume:

Deed Page:

Instrument: [D219124602](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MIDWEST ALLIANCE PARTNERS LLC	5/15/2019	D219104463		
MKFT REAL ESTATE LLC	12/7/2010	D210322970	0000000	0000000
GILES PLACE CO LP	12/7/1998	00135540000318	0013554	0000318
OMNI-IRVIN LP	1/1/1998	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	\$1,961,670	\$1,219,920	\$3,181,590	\$2,655,936
2024	\$993,360	\$1,219,920	\$2,213,280	\$2,213,280
2023	\$993,360	\$1,219,920	\$2,213,280	\$2,213,280
2022	\$993,360	\$1,219,920	\$2,213,280	\$2,213,280
2021	\$1,353,687	\$1,219,920	\$2,573,607	\$2,573,607
2020	\$1,353,687	\$1,219,920	\$2,573,607	\$2,573,607

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.