



**Address:** [1450 NE LOOP 820](#)  
**City:** FORT WORTH  
**Georeference:** 48550-32-2R2  
**Subdivision:** GSID BUS PK - MARK IV  
**Neighborhood Code:** Auto Care General

**Latitude:** 32.8399587899  
**Longitude:** -97.3365649859  
**TAD Map:** 2048-424  
**MAPSCO:** TAR-048H



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** GSID BUS PK - MARK IV Block  
32 Lot 2R2

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)  
**State Code:** F1  
**Year Built:** 2000  
**Personal Property Account:** Multi  
**Agent:** FAGAN AND FAGAN ASSOCIATES (00049)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$2,342,528  
**Protest Deadline Date:** 5/31/2024

**Site Number:** 80754333  
**Site Name:** KIRBY-SMITH MACHINERY  
**Site Class:** ACSvcCenter - Auto Care-Service Center  
**Parcels:** 2  
**Primary Building Name:** WAREHOUSE / 07355319  
**Primary Building Type:** Commercial  
**Gross Building Area<sup>+++</sup>:** 20,332  
**Net Leasable Area<sup>+++</sup>:** 20,319  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 256,909  
**Land Acres<sup>\*</sup>:** 5.8978  
**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:**  
KSMI PROPERTIES LLC  
**Primary Owner Address:**  
PO BOX 270300  
OKLAHOMA CITY, OK 73137-0300

**Deed Date:** 6/8/2009  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D209156485](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CONTINENTAL EQUIP CO	1/1/1999	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	\$1,666,158	\$676,370	\$2,342,528	\$2,265,029
2024	\$1,211,154	\$676,370	\$1,887,524	\$1,887,524
2023	\$1,211,154	\$676,370	\$1,887,524	\$1,887,524
2022	\$1,029,154	\$676,370	\$1,705,524	\$1,705,524
2021	\$1,204,859	\$676,370	\$1,881,229	\$1,881,229
2020	\$1,023,630	\$676,370	\$1,700,000	\$1,700,000

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.