



**Address:** [5400 SW LOOP 820](#)  
**City:** FORT WORTH  
**Georeference:** 36925-2R1-11R  
**Subdivision:** RYAN SOUTHWEST ADDITION  
**Neighborhood Code:** RET-Cityview/Hulen Mall

**Latitude:** 32.6855353738  
**Longitude:** -97.4076078364  
**TAD Map:** 2024-368  
**MAPSCO:** TAR-088H



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** RYAN SOUTHWEST ADDITION  
Block 2R1 Lot 11R SCHOOL BOUNDARY SPLIT

**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)

**State Code:** F1

**Year Built:** 1999

**Personal Property Account:** Multi

**Agent:** POPP HUTCHESON PLLC (09252)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$5,680,940

**Protest Deadline Date:** 5/31/2024

**Site Number:** 80768628

**Site Name:** KOHLS

**Site Class:** RETDept - Retail-Department Store

**Parcels:** 2

**Primary Building Name:** KOHLS TEXAS LP, / 07526105

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 92,373

**Net Leasable Area<sup>+++</sup>:** 92,373

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 276,701

**Land Acres<sup>\*</sup>:** 6.3521

**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:**

KOHL'S ILLINOIS INC

**Primary Owner Address:**

PO BOX 2148  
MILWAUKEE, WI 53201-2148

**Deed Date:** 6/27/2007

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D208022302](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KOHL'S TEXAS LP	2/3/2001	00148960000553	0014896	0000553
KOHL'S DEPARTMENT STORES	6/16/1999	00138970000456	0013897	0000456
BOYLE-FORT WORTH LP	1/1/1999	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 <sup>+</sup>
2025	\$4,010,358	\$1,670,582	\$5,680,940	\$5,680,940
2024	\$3,372,726	\$1,671,274	\$5,044,000	\$5,044,000
2023	\$3,372,726	\$1,671,274	\$5,044,000	\$5,044,000
2022	\$3,372,726	\$1,671,274	\$5,044,000	\$5,044,000
2021	\$3,372,726	\$1,671,274	\$5,044,000	\$5,044,000
2020	\$3,528,726	\$1,671,274	\$5,200,000	\$5,200,000

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.