



Address: [8020 DENTON HWY](#)
City: WATAUGA
Georeference: 45138-A-4
Subdivision: WATAUGA TOWNE CROSSING ADDN
Neighborhood Code: RET-Watauga North

Latitude: 32.8917690844
Longitude: -97.2584855827
TAD Map: 2072-444
MAPSCO: TAR-037E



Google Map or type unknown

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

PROPERTY DATA

Legal Description: WATAUGA TOWNE CROSSING
ADDN Block A Lot 4

Jurisdictions:

CITY OF WATAUGA (031)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
KELLER ISD (907)

State Code: F1

Year Built: 2001

Personal Property Account: [11167645](#)

Agent: POPP HUTCHESON PLLC (09252)

Notice Sent Date: 5/1/2025

Notice Value: \$3,669,600

Protest Deadline Date: 5/31/2024

Site Number: 80784860

Site Name: WALGREENS

Site Class: RETPharm - Retail-Pharmacy

Parcels: 1

Primary Building Name: WALGREENS / 07611277

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 15,290

Net Leasable Area⁺⁺⁺: 15,290

Percent Complete: 100%

Land Sqft^{*}: 75,794

Land Acres^{*}: 1.7399

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:

NATIONAL NET LEASE PORTFOLIO

Primary Owner Address:

PO BOX 1159
DEERFIELD, IL 60015

Deed Date: 12/12/2013

Deed Volume: 0000000

Deed Page: 0000000

Instrument: [D214051718](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WATAUGA PHARMACY ASSOCIATES	11/7/2013	D213291264	0000000	0000000
PIERSON-WATAUGA LP ETAL	11/6/2013	D213291585	0000000	0000000
PIERSON-WATAUGA LTD	10/10/2001	00151930000542	0015193	0000542
LINCOLN WATAUGA LTD	8/9/2000	00144750000220	0014475	0000220
WATAGUA TOWNE CROSSING LP	1/1/2000	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	\$2,187,827	\$1,481,773	\$3,669,600	\$2,888,234
2024	\$925,089	\$1,481,773	\$2,406,862	\$2,406,862
2023	\$925,089	\$1,481,773	\$2,406,862	\$2,406,862
2022	\$925,089	\$1,481,773	\$2,406,862	\$2,406,862
2021	\$925,089	\$1,481,773	\$2,406,862	\$2,406,862
2020	\$925,089	\$1,481,773	\$2,406,862	\$2,406,862

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.