



**Address:** [2345 W WARRIOR TR](#)  
**City:** GRAND PRAIRIE  
**Georeference:** 8397F-1-1  
**Subdivision:** CORNELIUS ADDITION  
**Neighborhood Code:** WH-Centreport/GSID General

**Latitude:** 32.6979734754  
**Longitude:** -97.0385681547  
**TAD Map:** 2138-372  
**MAPSCO:** TAR-098D



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** CORNELIUS ADDITION Block 1  
Lot 1

<b>Jurisdictions:</b> CITY OF GRAND PRAIRIE (038) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) ARLINGTON ISD (901)	<b>Site Number:</b> 80791816 <b>Site Name:</b> GORMAN RUPP PUMPS/WESTERN STATES / <b>Site Class:</b> WHStorage - Warehouse-Storage <b>Parcels:</b> 1 <b>Primary Building Name:</b> Gorman Rupp Pumps/Western Star / 07772122 <b>Primary Building Type:</b> Commercial <b>Gross Building Area</b> +++ : 20,000 <b>Net Leasable Area</b> +++ : 20,000 <b>Percent Complete:</b> 100% <b>Land Sqft</b> * : 64,648 <b>Land Acres</b> * : 1.4841 <b>Pool:</b> N
<b>State Code:</b> F1 <b>Year Built:</b> 2001 <b>Personal Property Account:</b> Multi	
<b>Agent:</b> None <b>Notice Sent Date:</b> 5/1/2025 <b>Notice Value:</b> \$2,225,692 <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> GORMAN-RUPP CO <b>Primary Owner Address:</b> PO BOX 1217 MANSFIELD, OH 44901-1217	<b>Deed Date:</b> 8/6/2012 <b>Deed Volume:</b> 0000000 <b>Deed Page:</b> 0000000 <b>Instrument:</b> <a href="#">D212192616</a>
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Previous Owners	Date	Instrument	Deed Volume	Deed Page
SATA RE LTD	1/28/2005	<a href="#">D205035813</a>	0000000	0000000
SOUTH TRUST BANK	4/6/2004	<a href="#">D204117273</a>	0000000	0000000
AIRMARK INDUSTRIES INC	6/4/2002	00157450000285	0015745	0000285
MILLER JOE	1/1/2001	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	\$1,967,100	\$258,592	\$2,225,692	\$1,937,992
2024	\$1,356,401	\$258,592	\$1,614,993	\$1,614,993
2023	\$1,179,008	\$258,592	\$1,437,600	\$1,437,600
2022	\$1,179,008	\$258,592	\$1,437,600	\$1,437,600
2021	\$1,060,408	\$258,592	\$1,319,000	\$1,319,000
2020	\$986,351	\$258,592	\$1,244,943	\$1,244,943

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.