



**Latitude:** 32.6881732237  
**Longitude:** -97.3272714413  
**TAD Map:** 2048-368  
**MAPSCO:** TAR-091E



**City:**  
**Georeference:** 14483-1-A2  
**Subdivision:** FORT WORTH TOWN CENTER ADDN  
**Neighborhood Code:** Mall General

Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** FORT WORTH TOWN CENTER  
ADDN Block 1 Lot A2

**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:** 1960

**Personal Property Account:** Multi

**Agent:** RYAN LLC (00320)

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

**Notice Value:** \$619,205

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

**Site Number:** 80835082

**Site Name:** LA GRAN PLAZA

**Site Class:** RETMall - Retail-Mall

**Parcels:** 6

**Primary Building Name:** IN LINE SPACE / 06200087

**Primary Building Type:** Commercial

**Gross Building Area<sup>+++</sup>:** 10,068

**Net Leasable Area<sup>+++</sup>:** 10,068

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 60,984

**Land Acres<sup>\*</sup>:** 1.4000

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**

TOWN CENTER MALL LP

**Primary Owner Address:**

7324 SOUTHWEST FRWY STE 1900  
HOUSTON, TX 77074

**Deed Date:** 4/9/2004

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D204109865](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CANDOR CONSTRUCTION COMPANY	4/8/2004	<a href="#">D204109863</a>	0000000	0000000
FWIS LTD	2/18/2002	00154920000282	0015492	0000282
TOWN MALL LTD	6/1/1995	00119830000704	0011983	0000704

## 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	\$436,253	\$182,952	\$619,205	\$619,205
2024	\$377,540	\$182,952	\$560,492	\$560,492
2023	\$377,540	\$182,952	\$560,492	\$560,492
2022	\$377,540	\$182,952	\$560,492	\$560,492
2021	\$314,705	\$182,952	\$497,657	\$497,657
2020	\$372,400	\$182,952	\$555,352	\$555,352

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

- ABATEMENT 11.28

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.