



Address: [6048 S HULEN ST](#)
City: FORT WORTH
Georeference: 20715-1-1A1
Subdivision: HULEN BEND ADDITION
Neighborhood Code: RET-Cityview/Hulen Mall

Latitude: 32.6616172669
Longitude: -97.4027377593
TAD Map: 2030-360
MAPSCO: TAR-089S



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HULEN BEND ADDITION Block
1 Lot 1A1

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
CROWLEY ISD (912)

State Code: F1
Year Built: 2003
Personal Property Account: [11318848](#)
Agent: POPP HUTCHESON PLLC (09252)
Notice Sent Date: 5/1/2025
Notice Value: \$3,288,000
Protest Deadline Date: 5/31/2024

Site Number: 80495923
Site Name: WALGREENS
Site Class: RETPharm - Retail-Pharmacy
Parcels: 1
Primary Building Name: WALGREENS / 40207595
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 13,700
Net Leasable Area⁺⁺⁺: 13,700
Percent Complete: 100%
Land Sqft^{*}: 64,096
Land Acres^{*}: 1.4714
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:
DFW HULEN BEND HOLDINGS LLC
Primary Owner Address:
PO BOX 1159
DEERFIELD, IL 60015

Deed Date: 10/21/2003
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D203396185](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OMNI HULEN BEND LP	1/1/2002	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 ⁺
2025	\$2,326,560	\$961,440	\$3,288,000	\$2,336,262
2024	\$985,445	\$961,440	\$1,946,885	\$1,946,885
2023	\$985,445	\$961,440	\$1,946,885	\$1,946,885
2022	\$985,445	\$961,440	\$1,946,885	\$1,946,885
2021	\$985,445	\$961,440	\$1,946,885	\$1,946,885
2020	\$985,445	\$961,440	\$1,946,885	\$1,946,885

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.