



Address: [4120 HWY 360](#)
City: FORT WORTH
Georeference: 6935-102-1
Subdivision: CENTREPORT ADDITION
Neighborhood Code: RET-Arlington/Centreport General

Latitude: 32.8231751419
Longitude: -97.0597897744
TAD Map: 2132-420
MAPSCO: TAR-056P



Google Map or type unknown

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

PROPERTY DATA

Legal Description: CENTREPORT ADDITION Block
102 Lot 1

Jurisdictions:

CITY OF FORT WORTH (026)
Site Number: 80871946
TARRANT COUNTY (220)
Site Name: CENTREPORT STATION
TARRANT REGIONAL WATER DISTRICT (223)
Site Class: RETNBHD - Retail-Neighborhood Shopping Center
TARRANT COUNTY HOSPITAL (224)

Parcels: 1
TARRANT COUNTY COLLEGE (225)

Primary Building Name: FORT BOWLING CENTREPORT SMILES, SIMPLY BURGERS, DONUTS / 41170938

State Code: 11
Building Type: Commercial

Gross Building Area+++: 36,953

Personal Property Account: 2,342 Multi

Agent Complete: (0000)

Land Sqft : 237,271

Land Acres * : 5.4470

Pool: N

Notice Sent Date: 4/15/2025

Notice Value: \$11,094,536

Protest Deadline Date: 5/31/2024

+++ Rounded.

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

OWNER INFORMATION

Current Owner:

CH RETAIL FUND 1/ FORT WORTH CENTREPORT LP

Primary Owner Address:

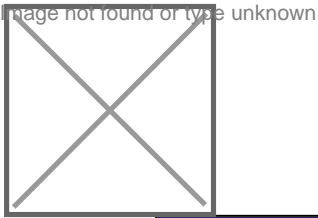
3819 MAPLE AVE
DALLAS, TX 75219

Deed Date: 6/18/2015

Deed Volume:

Deed Page:

Instrument: [D215131371](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
CENTREPORT RETAIL LTD	9/26/2006	D206301807	0000000	0000000
CENTREPORT VENTURE INC	9/11/2006	D206301803	0000000	0000000
FORT WORTH CITY OF	1/1/2006	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	\$9,196,368	\$1,898,168	\$11,094,536	\$11,094,536
2024	\$6,454,232	\$1,898,168	\$8,352,400	\$8,352,400
2023	\$6,790,220	\$1,898,168	\$8,688,388	\$8,688,388
2022	\$6,790,220	\$1,898,168	\$8,688,388	\$8,688,388
2021	\$6,790,220	\$1,898,168	\$8,688,388	\$8,688,388
2020	\$6,730,826	\$1,898,168	\$8,628,994	\$8,628,994

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.