



**Address:** [2901 FAIR DR](#)  
**City:** FORT WORTH  
**Georeference:** 46051D-1-8  
**Subdivision:** WESTERN CENTER NORTH ADDITION  
**Neighborhood Code:** RET-Northeast Fort Worth General

**Latitude:** 32.862566039  
**Longitude:** -97.3176686289  
**TAD Map:** 2054-432  
**MAPSCO:** TAR-035X



Google Map or type unknown

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

**PROPERTY DATA**

**Legal Description:** WESTERN CENTER NORTH  
ADDITION Block 1 Lot 8

**Jurisdictions:**  
CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
EAGLE MTN-SAGINAW ISD (918)

**Site Number:** 80869576  
**Site Name:** WESTERN CENTER PLAZA-2901 Western Center  
**Site Class:** RETNBHD - Retail-Neighborhood Shopping Center  
**Parcels:** 3  
**Primary Building Name:** WESTERN CENTER PLAZA / 41184378  
**Primary Building Type:** Commercial  
**Gross Building Area**+++ : 22,102  
**Net Leasable Area**+++ : 22,102  
**Percent Complete:** 100%

**State Code:** F1  
**Year Built:** 2007  
**Personal Property Account:** Multi  
**Agent:** GEORGE MCELROY & ASSOCIATES, INC (00000)  
**Notice Sent Date:** 4/15/2025  
**Notice Value:** \$4,527,374  
**Protest Deadline Date:** 5/31/2024

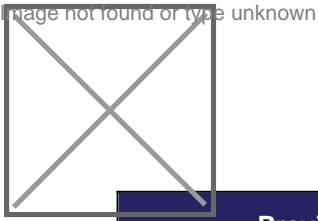
**Land Sqft** \* : 112,908  
**Land Acres** \* : 2.5920  
**Pool:** N

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

**OWNER INFORMATION**

**Current Owner:**  
SAR WESTERN PLAZA CENTER LP  
**Primary Owner Address:**  
6467 SOUTHWEST BLVD  
BENBROOK, TX 76132-2777

**Deed Date:** 9/26/2006  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D206303655](#)



| Previous Owners              | Date     | Instrument                 | Deed Volume | Deed Page |
|------------------------------|----------|----------------------------|-------------|-----------|
| RANGELAND EXPLORATION CO INC | 3/8/2006 | <a href="#">D206065820</a> | 0000007     | 0000000   |
| GOLDEN TRIANGLE 9 PROPERTIES | 1/1/2006 | 000000000000000            | 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 | \$3,398,294        | \$1,129,080 | \$4,527,374  | \$3,888,000                  |
| 2024 | \$2,451,514        | \$1,129,080 | \$3,580,594  | \$3,240,000                  |
| 2023 | \$1,570,920        | \$1,129,080 | \$2,700,000  | \$2,700,000                  |
| 2022 | \$1,870,920        | \$1,129,080 | \$3,000,000  | \$3,000,000                  |
| 2021 | \$1,703,676        | \$1,129,080 | \$2,832,756  | \$2,832,756                  |
| 2020 | \$2,404,108        | \$1,129,080 | \$3,533,188  | \$3,533,188                  |

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.