



**Address:** [7625 BELLAIRE DR S # 110](#)  
**City:** FORT WORTH  
**Georeference:** 34498C---09  
**Subdivision:** RIVER HILLS OFFICE CONDO  
**Neighborhood Code:** OFC-Southwest Tarrant County

**Latitude:** 32.6626564602  
**Longitude:** -97.4277087967  
**TAD Map:** 2018-360  
**MAPSCO:** TAR-088T



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** RIVER HILLS OFFICE CONDO  
Lot 110 & .24 OF COMMON AREA

**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:** 2005

**Personal Property Account:** N/A

**Agent:** SOUTHLAND PROPERTY TAX CONSULTANTS INC (00344)

**Notice Sent Date:** 5/1/2025

**Notice Value:** \$265,500

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

**Site Number:** 80872201

**Site Name:** RIVER HILLS OFFICE CONDO

**Site Class:** CondoOff - Condo-Office

**Parcels:** 5

**Primary Building Name:** STE 100 / 41264819

**Primary Building Type:** Condominium

**Gross Building Area<sup>+++</sup>:** 1,180

**Net Leasable Area<sup>+++</sup>:** 1,180

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 0

**Land Acres<sup>\*</sup>:** 0.0000

**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:**

BELLAIRE DRIVE SOUTH #110/120 SERIES

**Primary Owner Address:**

7625 BELLAIRE DR S STE 130  
FORT WORTH, TX 76132

**Deed Date:** 6/27/2019

**Deed Volume:**

**Deed Page:**

**Instrument:** [D219145645](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
STERLING GREEN SERIES, SEPARATE SERIES OF IJC HOLDINGS LLC	5/17/2019	<a href="#">D219107164</a>		
GIBSON ASSET MANAGEMENT LLC	6/12/2008	<a href="#">D208229403</a>	0000000	0000000
ELYSIUM ENTERPRISES LP ETAL	1/1/2007	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	\$217,476	\$48,024	\$265,500	\$265,500
2024	\$187,976	\$48,024	\$236,000	\$236,000
2023	\$190,419	\$43,221	\$233,640	\$233,640
2022	\$180,979	\$43,221	\$224,200	\$224,200
2021	\$171,539	\$43,221	\$214,760	\$214,760
2020	\$171,539	\$43,221	\$214,760	\$214,760

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.