



**Address:** [525 CARROLL ST](#)  
**City:** FORT WORTH  
**Georeference:** 26472-1-5R  
**Subdivision:** MONTGOMERY PLAZA ADDITION  
**Neighborhood Code:** RET-7th Street

**Latitude:** 32.7532886217  
**Longitude:** -97.353582384  
**TAD Map:** 2042-392  
**MAPSCO:** TAR-062X



Google Map or type unknown

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

## PROPERTY DATA

**Legal Description:** MONTGOMERY PLAZA  
ADDITION Block 1 Lot 5R

**Jurisdictions:**

CITY OF FORT WORTH (026)  
**Site Number:** 80873082  
TARRANT COUNTY (220)  
**Site Name:** MONTGOMERY PLAZA  
TARRANT REGIONAL WATER DISTRICT (223)  
**Site Class:** RETRegional - Retail Regional/Power Center  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH BUILDING (905)

**Primary Building Name:** MONTGOMERY PLAZA RETAIL:- FIRST FLOOR RETAIL ONLY / 41265033

**State Code:** FD  
**Primary Building Type:** Commercial

**Year Built:** 1928  
**Gross Building Area**+++ : 4,054

**Personal Property Account:** [11650540](#)  
**Net Leasable Area**+++ : 4,054

**Agent:** BRUCE WAK TURNER FINE LLP (11115)  
**Percent Complete:** 100%

**Land Sqft**\* : 50,111

**Land Acres**\* : 1.1503

**Pool:** N

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

**Notice Value:** \$2,598,204

**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:**

RIOKIM MONTGOMERY LP

**Primary Owner Address:**

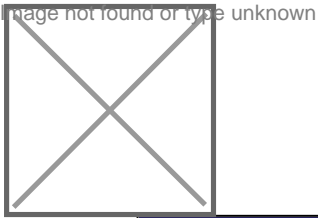
500 N BROADWAY STE 201  
JERICHO, NY 11753

**Deed Date:** 6/6/2012

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** [D212136622](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
KIMCO MONTGOMERY PLAZA LP	1/1/2008	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	\$1,345,429	\$1,252,775	\$2,598,204	\$2,598,204
2024	\$1,191,898	\$1,252,775	\$2,444,673	\$2,444,673
2023	\$1,250,677	\$1,252,775	\$2,503,452	\$2,503,452
2022	\$1,320,206	\$1,252,775	\$2,572,981	\$2,572,981
2021	\$1,507,589	\$1,252,775	\$2,760,364	\$2,760,364
2020	\$1,461,712	\$1,252,775	\$2,714,487	\$2,714,487

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.