

Tarrant Appraisal District

Property Information | PDF

Account Number: 41406052

Address: 5801 GOLDEN TRIANGLE BLVD Latitude: 32.9354044062

City: FORT WORTH Longitude: -97.2574918167

**Georeference**: 15712A-1-2 **TAD Map**: 2072-460 **Subdivision**: GOLDEN TRIANGLE CROSSING **MAPSCO**: TAR-023J

Neighborhood Code: RET-Northeast Tarrant County General

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

## **PROPERTY DATA**

Legal Description: GOLDEN TRIANGLE

CROSSING Block 1 Lot 2

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 80873461

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT Site Name: KATY CROSSING STRIP CENTER

TARRANT REGIONAL WATER DISTRICT (223)

Site Class: RETNBHD - Retail-Neighborhood Shopping Center

TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)

Parcels: 1

KELLER ISD (907) Primary Building Name: STRIP CENTER / 41406052

State Code: F1Primary Building Type: CommercialYear Built: 2008Gross Building Area\*\*\*: 17,177Personal Property Account: MultiNet Leasable Area\*\*\*: 17,177

Agent: INVOKE TAX PARTNERS (00054R) Percent Complete: 100%

Protest Deadline Date: 6/17/2024 Pool: N

+++ Rounded.

## OWNER INFORMATION

Current Owner:

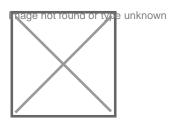
GOLDEN TRIANGLE AT KATY RD LP

**Primary Owner Address:** 8235 DOUGLAS AVE STE 720 DALLAS, TX 75225-6007 Deed Date: 1/9/2014
Deed Volume: 0000000
Deed Page: 0000000
Instrument: D214006301

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CROSS DEVELOPMENT KELLER LLC	1/1/2008	000000000000000	0000000	0000000

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



**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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$3,149,571	\$1,127,330	\$4,276,901	\$3,720,000
2024	\$1,972,670	\$1,127,330	\$3,100,000	\$3,100,000
2023	\$1,872,670	\$1,127,330	\$3,000,000	\$3,000,000
2022	\$2,072,670	\$1,127,330	\$3,200,000	\$3,200,000
2021	\$1,872,670	\$1,127,330	\$3,000,000	\$3,000,000
2020	\$2,222,670	\$1,127,330	\$3,350,000	\$3,350,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

## **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.

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<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.