



Address: [3200 GRAPEVINE MILLS PKWY](#)
City: GRAPEVINE
Georeference: 16075H-A-2RA
Subdivision: GRAPEVINE VINEYARD ADDITION
Neighborhood Code: Recreational Facility General

Latitude: 32.9691995202
Longitude: -97.0350731232
TAD Map: 2138-472
MAPSCO: TAR-014V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GRAPEVINE VINEYARD
ADDITION Block A Lot 2R

Jurisdictions:

CITY OF GRAPEVINE (011)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: F1

Year Built: 2006

Personal Property Account: N/A

Agent: FIRSTPOINTE ADVISORS LLC (12274)

Notice Sent Date: 4/15/2025

Notice Value: \$2,750,000

Protest Deadline Date: 5/31/2024

Site Number: 80876185

Site Name: VACANT LA FITNESS

Site Class: RFHealthClub - Rec Facility-Health Club

Parcels: 1

Primary Building Name: VACANT / 41480635

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 42,679

Net Leasable Area⁺⁺⁺: 42,679

Percent Complete: 100%

Land Sqft^{*}: 191,129

Land Acres^{*}: 4.3877

Pool: Y

⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:

VICTORY SHOPS GRAPEVINE MILLS LLC

Primary Owner Address:

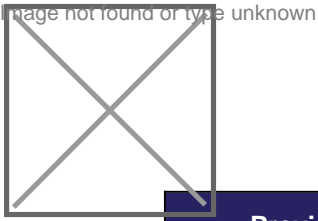
2911 TURTLE CREEK BLVD STE 700
DALLAS, TX 75219

Deed Date: 12/20/2021

Deed Volume:

Deed Page:

Instrument: [D221378747](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
LCG GRAPEVINE II LP	11/9/2009	D209303140	0000000	0000000
LCG GRAPEVINE II LP ETAL	1/1/2009	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 ⁺
2025	\$599,798	\$2,150,202	\$2,750,000	\$2,750,000
2024	\$599,798	\$2,150,202	\$2,750,000	\$2,750,000
2023	\$599,798	\$2,150,202	\$2,750,000	\$2,750,000
2022	\$410,539	\$2,150,201	\$2,560,740	\$2,560,740
2021	\$410,539	\$2,150,201	\$2,560,740	\$2,560,740
2020	\$1,369,799	\$2,150,201	\$3,520,000	\$3,520,000

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.