



Address: [2521 STATE HWY 121](#)
City: EULESS
Georeference: 15399R-C-1
Subdivision: GLADE PARKS
Neighborhood Code: Food Service General

Latitude: 32.8743282612
Longitude: -97.100804016
TAD Map: 2120-436
MAPSCO: TAR-041T



Google Map or type unknown

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

PROPERTY DATA

Legal Description: GLADE PARKS Block C Lot 1
EULESS GLADE PARKS TIF #2 & #3 BOUNDARY
SPLIT

Jurisdictions:

CITY OF EULESS (025)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EULESS PID #3 - GLADE PARKS (623)
EULESS PID #2 - GLADE PARKS (630)
GRAPEVINE-COLLEYVILLE ISD (906)

Site Number: 800004991
Site Name: LAZY DOG RESTAURANT
Site Class: FSRest - Food Service-Full Service Restaurant
Parcels: 2
Primary Building Name: LAZY DOG RESTAURANT / 42227028
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 9,758
Net Leasable Area⁺⁺⁺: 9,758
Percent Complete: 100%
Land Sqft^{*}: 64,904
Land Acres^{*}: 1.4900
Pool: N

State Code: F1
Year Built: 2016
Personal Property Account: N/A
Agent: JLL VALUATION & ADVISORY SERVICES (11698)
Notice Sent Date: 5/1/2025
Notice Value: \$4,669,175
Protest Deadline Date: 5/31/2024

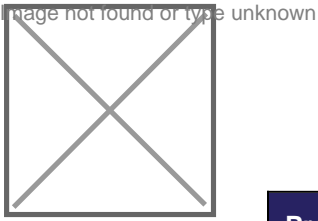
⁺⁺⁺ Rounded.

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

OWNER INFORMATION

Current Owner:
SALYER AMERICAN
Primary Owner Address:
6770 N WEST AVE SUITE 104
FRESNO, CA 93711

Deed Date: 4/1/2019
Deed Volume:
Deed Page:
Instrument: [D219065158](#)



Previous Owners	Date	Instrument	Deed Volume	Deed Page
	4/1/2019	D219065158		

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	\$3,208,835	\$1,460,340	\$4,669,175	\$4,669,175
2024	\$2,915,245	\$1,460,340	\$4,375,585	\$4,375,585
2023	\$2,739,660	\$1,460,340	\$4,200,000	\$4,200,000
2022	\$1,069,660	\$1,460,340	\$2,530,000	\$2,530,000
2021	\$439,217	\$1,460,341	\$1,899,558	\$1,899,558
2020	\$1,015,218	\$1,460,340	\$2,475,558	\$2,475,558

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.