



Address: [1813 HANDLEY EDERVILLE RD](#)
City: FORT WORTH
Georeference: 34493-11-3
Subdivision: RIVERBEND WEST BUSINESS PARK
Neighborhood Code: WH-Newell and Newell

Latitude: 32.7862327315
Longitude: -97.2218345432
TAD Map: 2084-404
MAPSCO: TAR-066J



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RIVERBEND WEST BUSINESS PARK Block 11 Lot 3

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
BIRDVILLE ISD (902)

State Code: F1
Year Built: 2019
Personal Property Account: Multi
Agent: INTEGRATAX (00753)
Notice Sent Date: 5/1/2025
Notice Value: \$7,160,001
Protest Deadline Date: 5/31/2024

Site Number: 800029830
Site Name: WAREHOUSES
Site Class: WHFlex - Warehouse-Flex/Multi-Use
Parcels: 1
Primary Building Name: BLDG 1 / 42280891
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 71,600
Net Leasable Area⁺⁺⁺: 71,600
Percent Complete: 100%
Land Sqft^{*}: 230,432
Land Acres^{*}: 5.2900
Pool: N

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
RIVERBEND WEST BUSINESS PARK LLC
Primary Owner Address:
PO BOX 782257
WICHITA, KS 67278

Deed Date: 10/1/2020
Deed Volume:
Deed Page:
Instrument: [D221248195](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MARCH1 LLC;WILLIAM1 LLC	9/13/2018	D218205779		



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	\$6,295,879	\$864,122	\$7,160,001	\$7,160,001
2024	\$5,575,878	\$864,122	\$6,440,000	\$6,440,000
2023	\$4,505,878	\$864,122	\$5,370,000	\$5,370,000
2022	\$3,935,878	\$864,122	\$4,800,000	\$4,800,000
2021	\$3,735,878	\$864,122	\$4,600,000	\$4,600,000
2020	\$3,735,878	\$864,122	\$4,600,000	\$4,600,000

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.