



Address: [3105 GOLDEN TRIANGLE BLVD](#)
City: FORT WORTH
Georeference: 26735-1-10R2
Subdivision: MORIAH AT TIMBERLAND ADDITION
Neighborhood Code: Food Service General

Latitude: 32.9337294722
Longitude: -97.3127583499
TAD Map: 2054-460
MAPSCO: TAR-021L



Google Map or type unknown

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

PROPERTY DATA

Legal Description: MORIAH AT TIMBERLAND
ADDITION Block 1 Lot 10R2 PLAT D217256565

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
NORTHWEST ISD (911)

Site Number: 800030097
Site Name: STARBUCKS
Site Class: FSFastFood - Food Service-Fast Food Restaurant
Parcels: 1
Primary Building Name: STARBUCKS / 42326301
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 2,239
Net Leasable Area⁺⁺⁺: 2,239
Percent Complete: 100%
Land Sqft^{*}: 37,200
Land Acres^{*}: 0.8540
Pool: N

State Code: F1
Year Built: 2019
Personal Property Account: [14682970](#)
Agent: RYAN LLC (00320)
Notice Sent Date: 4/15/2025
Notice Value: \$1,459,317
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:
SOVEN TEXAS LLC
Primary Owner Address:
3419 VIRGINIA BEACH BLVD STE 215
VIRGINIA BEACH, VA 23452

Deed Date: 3/26/2020
Deed Volume:
Deed Page:
Instrument: [D220073574](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NOBLE GOLDEN LLC	8/1/2018	D218171199		



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	\$1,012,917	\$446,400	\$1,459,317	\$1,459,317
2024	\$1,054,126	\$446,400	\$1,500,526	\$1,500,526
2023	\$1,054,126	\$446,400	\$1,500,526	\$1,500,526
2022	\$888,376	\$446,400	\$1,334,776	\$1,334,776
2021	\$790,781	\$446,400	\$1,237,181	\$1,237,181
2020	\$815,783	\$446,400	\$1,262,183	\$1,262,183

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.