

Tarrant Appraisal District

Property Information | PDF

Account Number: 42568755

Address: 1683 E BROAD ST

City: MANSFIELD

Georeference: 38484N-1-6R1A

Subdivision: SHOPS AT BROAD ST, THE Neighborhood Code: RET-Mansfield

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

PROPERTY DATA

Legal Description: SHOPS AT BROAD ST, THE

Block 1 Lot 6R1A

Jurisdictions: Site Number: 800037156

CITY OF MANSFIELD (017) Site Name: SHOPS AT BROAD LLC

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224) Class: RETRegional - Retail-Regional/Power Center

TARRANT COUNTY COLLEGE (22 Sprcels: 12

Primary Building Name: STARBUCKS, AT&T, Mod Pizza / 42434490 MANSFIELD ISD (908)

State Code: F1 Primary Building Type: Commercial Year Built: 2019 Gross Building Area+++: 84,237 Personal Property Account: Multi Net Leasable Area+++: 83,298 Agent: RYAN LLC (00320) Percent Complete: 100% Notice Sent Date: 4/15/2025 Land Sqft*: 996,969

Pool: N

Notice Value: \$22,961,830 **Land Acres***: 22.8870 **Protest Deadline Date:** 5/31/2024

+++ Rounded.

OWNER INFORMATION

Current Owner:

TREZ SHOPS AT BROAD LP **Primary Owner Address:** 14643 DALLAS PKWY STE 950

DALLAS, TX 75254

Deed Date: 12/6/2022

Latitude: 32.571141211

TAD Map: 2114-328 MAPSCO: TAR-124R

Longitude: -97.1151460302

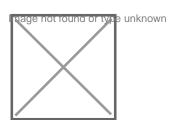
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Instrument: D222281883

VALUES

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



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	\$12,992,140	\$9,969,690	\$22,961,830	\$22,961,830
2024	\$9,925,081	\$4,984,845	\$14,909,926	\$14,909,926
2023	\$9,925,081	\$4,984,845	\$14,909,926	\$14,909,926
2022	\$9,785,877	\$4,984,845	\$14,770,722	\$14,770,722
2021	\$14,409,531	\$4,984,845	\$19,394,376	\$19,394,376
2020	\$22,919,318	\$4,984,845	\$27,904,163	\$27,904,163

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