

Tarrant Appraisal District

Property Information | PDF

Account Number: 42572701

Address: 9461 NORTH FWY

City: FORT WORTH Georeference: 7342N-1-7

Subdivision: CITADEL AT PRESIDIO

Neighborhood Code: RET-Alliance Corridor

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

PROPERTY DATA

Legal Description: CITADEL AT PRESIDIO Block 1 Lot 7 SCHOOL & WATER BOUNDARY SPLIT

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)

State Code: F1 Year Built: 2020

Personal Property Account: 09395881

Agent: GEORGE MCELROY & ASSOCIATES INC (00030) Percent Complete: 100%

Notice Sent Date: 4/15/2025 Notice Value: \$3.997.699

Protest Deadline Date: 5/31/2024

Latitude: 32.9110791726 Longitude: -97.3183516426

TAD Map: 2054-452

MAPSCO: TAR-021X



Site Number: 800047505

Site Name: LA-Z-BOY FURNITURE

Site Class: RETGen - Retail-General/Specialty

Parcels: 2

Primary Building Name: LA-Z-BOY/42572744

Primary Building Type: Commercial Gross Building Area+++: 14,202 Net Leasable Area+++: 14,202

Land Sqft*: 22,651 Land Acres*: 0.5200

Pool: N

OWNER INFORMATION

Current Owner:

POTOMAC ALLIANCE LZB LP **Primary Owner Address:** 10676 KING WILLIAM DR DALLAS, TX 75220

Deed Date: 8/1/2019 Deed Volume:

Deed Page:

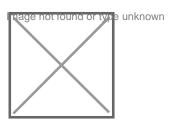
Instrument: D219133719

Previous Owners	Date	Instrument	Deed Volume	Deed Page
NORTH PRESIDIO LLC	8/1/2019			

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⁺⁺⁺ Rounded.

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



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	\$3,546,479	\$451,220	\$3,997,699	\$3,369,402
2024	\$2,356,615	\$451,220	\$2,807,835	\$2,807,835
2023	\$2,253,300	\$451,220	\$2,704,520	\$2,704,520
2022	\$2,208,650	\$451,220	\$2,659,870	\$2,659,870
2021	\$1,974,033	\$451,220	\$2,425,253	\$2,425,253
2020	\$0	\$451,220	\$451,220	\$451,220

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.