



Address: [3985 GRAPEVINE MILLS PKWY](#)
City: GRAPEVINE
Georeference: 33322E-1-3R
Subdivision: RACETRAC GRAPEVINE
Neighborhood Code: Veterinary General

Latitude: 32.9833718906
Longitude: -97.0404904225
TAD Map: 2138-476
MAPSCO: TAR-014R



Google Map or type unknown

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

PROPERTY DATA

Legal Description: RACETRAC GRAPEVINE Block
1 Lot 3R

Jurisdictions:	Site Number: 800060082
CITY OF GRAPEVINE (011)	Site Name: RIVERWALK PET HOSPITAL
TARRANT COUNTY (220)	Site Class: MEDVet - Medical-Veterinary Clinic/Hospital
TARRANT COUNTY HOSPITAL (224)	Parcels: 1
TARRANT COUNTY COLLEGE (225)	Primary Building Name: RIVERWALK PET HOSPITAL / 42721766
GRAPEVINE-COLLEYVILLE ISD (906)	
State Code: F1	Primary Building Type: Commercial
Year Built: 2021	Gross Building Area +++ : 11,847
Personal Property Account: Multi	Net Leasable Area +++ : 11,847
Agent: OCONNOR & ASSOCIATES (00426)	Percent Complete: 100%
Notice Sent Date: 5/1/2025	Land Sqft * : 174,183
Notice Value: \$2,771,331	Land Acres * : 3.9900
Protest Deadline Date: 5/31/2024	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: CHARLIEVILLE PROPERTIES LLC	Deed Date: 9/1/2020
Primary Owner Address: 1733 CASTLEMAN CT KELLER, TX 76248	Deed Volume:
	Deed Page:
	Instrument: D220247307

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	\$2,248,782	\$522,549	\$2,771,331	\$2,771,331
2024	\$2,108,211	\$522,549	\$2,630,760	\$2,630,760
2023	\$1,846,851	\$522,549	\$2,369,400	\$2,369,400
2022	\$958,353	\$522,549	\$1,480,902	\$1,480,902
2021	\$0	\$522,549	\$522,549	\$522,549
0	\$0	\$0	\$0	\$0

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.