



Address: [13310 BOAZ RANCH RD](#)

City: FORT WORTH

Georeference: 24338G-1-2

Subdivision: LOVETT ALLIANCE ADDITION

Neighborhood Code: WH-Alliance

Latitude: 32.9674638844

Longitude: -97.3032684447

TAD Map: 2060-472

MAPSCO: TAR-007V



Google Map or type unknown

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

PROPERTY DATA

Legal Description: LOVETT ALLIANCE ADDITION
Block 1 Lot 2

Jurisdictions:

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

State Code: F1

Year Built: 2022

Personal Property Account: N/A

Agent: MERITAX ADVISORS LLC (00604)

Notice Sent Date: 5/1/2025

Notice Value: \$55,105,738

Protest Deadline Date: 8/19/2024

Site Number: 800069436

Site Name: OLAM AGRI-WH 2 / WH 1

Site Class: WHDist - Warehouse-Distribution

Parcels: 2

Primary Building Name: OLAM AGRI / 42822767

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 677,700

Net Leasable Area⁺⁺⁺: 646,250

Percent Complete: 100%

Land Sqft^{*}: 1,837,007

Land Acres^{*}: 42.1719

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:

KELLER DISTRIBUTION ILP LLC

Primary Owner Address:

1 CALIFORNIA ST STE 1920
SAN FRANCISCO, CA 94111

Deed Date: 4/9/2024

Deed Volume:

Deed Page:

Instrument: [D224060672](#)

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	\$45,920,703	\$9,185,035	\$55,105,738	\$55,105,738
2024	\$28,814,965	\$9,185,035	\$38,000,000	\$38,000,000
2023	\$32,154,665	\$9,185,035	\$41,339,700	\$41,339,700
2022	\$0	\$1,897,736	\$1,897,736	\$1,897,736
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.