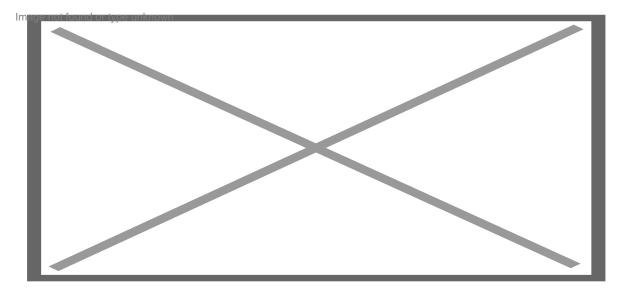


## Tarrant Appraisal District Property Information | PDF Account Number: 00014052

# Address: 1505 BROWN TR

City: BEDFORD Georeference: 195-2-2B Subdivision: AIRPORT FREEWAY CENTER Neighborhood Code: Food Service General Latitude: 32.8385917056 Longitude: -97.1604399776 TAD Map: 2102-424 MAPSCO: TAR-053L





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

### PROPERTY DATA

#### Legal Description: AIRPORT FREEWAY CENTER Block 2 Lot 2B Jurisdictions: Site Number: 80004547 CITY OF BEDFORD (002) Site Name: KFC/TACO BELL **TARRANT COUNTY (220)** Site Class: FSFastFood - Food Service-Fast Food Restaurant **TARRANT COUNTY HOSPITAL (224)** Parcels: 1 **TARRANT COUNTY COLLEGE (225)** HURST-EULESS-BEDFORD ISD (916) Primary Building Name: KFC/TACO BELL / 00014052 State Code: F1 Primary Building Type: Commercial Year Built: 1999 Gross Building Area+++: 2,808 Personal Property Account: 13877593 Net Leasable Area+++: 2,808 Agent: SOUTHLAND PROPERTY TAX CONSelected to Ship de 203400% Land Sqft\*: 23,173 +++ Rounded. Land Acres<sup>\*</sup>: 0.5319 \* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, Pool: N System, Calculated.





#### **OWNER INFORMATION**

# Current Owner: KFC US PROPERTIES INC

Primary Owner Address: 2601 AVALON DR LEWISVILLE, TX 75056 Deed Date: 12/31/2002 Deed Volume: 0016306 Deed Page: 0000148 Instrument: 00163060000148

Previous Owners	Date	Instrument	Deed Volume	Deed Page
KFC OF SOUTHERN CALIFORNIA	3/23/2000	00142720000208	0014272	0000208
TACO BELL OF AMERICA INC	4/16/1999	00137740000500	0013774	0000500
TACO BELL CORP	5/23/1988	00092770000376	0009277	0000376
TACO PLAZA INC	12/31/1900	000000000000000000000000000000000000000	000000	0000000

### 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	\$0	\$0	\$0	\$0
2024	\$425,079	\$184,921	\$610,000	\$610,000
2023	\$390,719	\$184,921	\$575,640	\$575,640
2022	\$347,079	\$184,921	\$532,000	\$532,000
2021	\$343,079	\$184,921	\$528,000	\$528,000
2020	\$343,079	\$184,921	\$528,000	\$528,000

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.