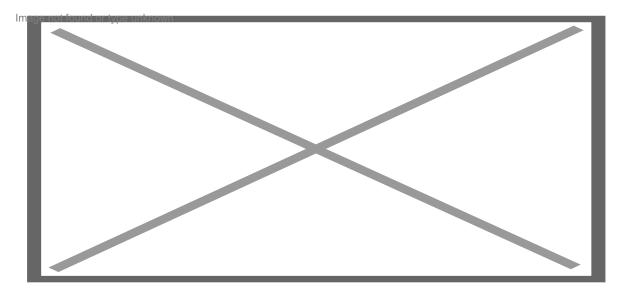


Tarrant Appraisal District Property Information | PDF Account Number: 00395935

Address: 4109 CITY POINT DR

City: NORTH RICHLAND HILLS Georeference: 6125-A-5A Subdivision: CALLOWAY FARM ADDITION Neighborhood Code: OFC-North Tarrant County Latitude: 32.8251969387 Longitude: -97.2150558381 TAD Map: 2084-420 MAPSCO: TAR-052N





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

PROPERTY DATA

Legal Description: CALLOWAY FARM ADDITION Block A Lot 5A

Jurisdictions:

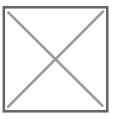
CITY OF N RICHLAND HILLS (018) TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) BIRDVILLE ISD (902) State Code: C1C

Year Built: 0 Personal Property Account: N/A Agent: None Protest Deadline Date: 5/15/2025

+++ Rounded.

Site Number: 80882128 Site Name: FWA REALTY LTD, Site Class: LandVacantComm - Vacant Land -Commercial Parcels: 1 Primary Building Name: Primary Building Type: Gross Building Area⁺⁺⁺: 0 Net Leasable Area⁺⁺⁺: 0 Percent Complete: 0% Land Sqft^{*}: 22,393 Land Acres^{*}: 0.5140

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



Tarrant Appraisal District Property Information | PDF

OWNER INFORMATION

Current Owner:

LFP PROPERTIES INC

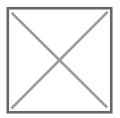
Primary Owner Address:

7505 GLENVIEW DR STE 150 RICHLAND HILLS, TX 76180-8335 Deed Date: 10/1/2024 Deed Volume: Deed Page: Instrument: D224177286

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HMI-409 CITY POINT LLC	10/14/2021	D221306972		
RUTTER A W	11/19/2018	D218264307		
FWA REALTY LTD	5/1/2003	00166270000189	0016627	0000189
BETHANY PLACE II LTD	4/1/1998	00131600000132	0013160	0000132
BIRDVILLE ISD	5/1/1997	00127610000181	0012761	0000181
BHC RICHLAND HOSPITAL INC	6/29/1993	00111260000301	0011126	0000301
TEXAS PSYCHIATRIC CO INC	8/8/1990	00100130001101	0010013	0001101
H C A HEALTH SERVICES OF TX	6/15/1989	00096200000697	0009620	0000697
BENEFICIAL STANDARD LIFE CO	12/2/1986	00087660002240	0008766	0002240
HARDIN ASSOC	7/30/1984	00079040001324	0007904	0001324
GLENVIEW PROF BLDG A PTNSHP	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. <u>Tarrant County Tax Office Account Information</u>.



Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$0	\$123,162	\$123,162	\$123,162
2023	\$0	\$123,162	\$123,162	\$123,162
2022	\$0	\$100,768	\$100,768	\$100,768
2021	\$0	\$100,768	\$100,768	\$100,768
2020	\$0	\$100,768	\$100,768	\$100,768

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.