



**Address:** [205 E MORNINGSIDE DR](#)  
**City:** FORT WORTH  
**Georeference:** 24120-1-1  
**Subdivision:** LOCAL UNIFORM RENTAL ADDITION  
**Neighborhood Code:** IM-Ryan and Pruitt

**Latitude:** 32.7138043817  
**Longitude:** -97.3252414653  
**TAD Map:** 2048-380  
**MAPSCO:** TAR-077S



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

## PROPERTY DATA

**Legal Description:** LOCAL UNIFORM RENTAL  
ADDITION Block 1 Lot 1

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** F2

**Year Built:** 1945

**Personal Property Account:** [09606378](#)

**Agent:** RYAN LLC (00320)

**Protest Deadline Date:** 5/15/2025

**Site Number:** 80127177

**Site Name:** ARAMARK

**Site Class:** IMHeavy - Industrial/Mfg-Heavy

**Parcels:** 1

**Primary Building Name:** ARAMARK / 01604597

**Primary Building Type:** Industrial

**Gross Building Area<sup>+++</sup>:** 30,529

**Net Leasable Area<sup>+++</sup>:** 30,529

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 55,285

**Land Acres<sup>\*</sup>:** 1.2691

**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.



## OWNER INFORMATION

**Current Owner:**  
KIRCOE REALTY

**Primary Owner Address:**  
PO BOX 7891  
BURBANK, CA 91510-7891

**Deed Date:** 12/31/1900

**Deed Volume:** 0000000

**Deed Page:** 0000000

**Instrument:** 000000000000000

## 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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$876,430	\$110,570	\$987,000	\$987,000
2023	\$876,430	\$110,570	\$987,000	\$987,000
2022	\$805,300	\$110,570	\$915,870	\$915,870
2021	\$744,242	\$110,570	\$854,812	\$854,812
2020	\$744,242	\$110,570	\$854,812	\$854,812

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.