



Address: [2517 8TH AVE](#)
City: FORT WORTH
Georeference: 36890-14-21
Subdivision: RYAN PLACE ADDITION
Neighborhood Code: MED-South Tarrant County General

Latitude: 32.715102304
Longitude: -97.3434618703
TAD Map: 2048-380
MAPSCO: TAR-076U



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

PROPERTY DATA

Legal Description: RYAN PLACE ADDITION Block
14 Lot 21 & 22

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: F1

Year Built: 1973

Personal Property Account: Multi

Agent: TARRANT PROPERTY TAX SERVICE (00065)

Protest Deadline Date: 5/15/2025

Site Number: 80183913

Site Name: NURSECORE/DR MEDFORD

Site Class: MEDOff - Medical-Office

Parcels: 2

Primary Building Name: NURSECORE / 02586053

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 4,500

Net Leasable Area⁺⁺⁺: 4,500

Percent Complete: 100%

Land Sqft^{*}: 13,000

Land Acres^{*}: 0.2984

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:
BENTLEY TEXAS HOLDINGS LLC
Primary Owner Address:
2517 8TH AVE
FORT WORTH, TX 76110

Deed Date: 3/22/2016
Deed Volume:
Deed Page:
Instrument: [D216058323](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MEDFORD DAVID C;MEDFORD NANCY T	4/26/2005	D205119732	0000000	0000000
ELECTRIC THREE WHEELERS INC	6/28/2000	00144200000199	0014420	0000199
RICHMOND JOHN	12/31/1900	00000000000000	0000000	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	\$786,528	\$66,300	\$852,828	\$852,828
2023	\$730,200	\$66,300	\$796,500	\$796,500
2022	\$700,872	\$66,300	\$767,172	\$767,172
2021	\$676,200	\$66,300	\$742,500	\$742,500
2020	\$744,624	\$66,300	\$810,924	\$810,924

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.