**Tarrant Appraisal District** Property Information | PDF

Account Number: 04190173

Address: 6900 CONFEDERATE PARK RD

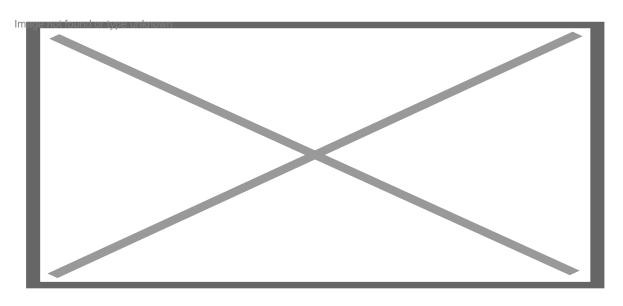
**City: TARRANT COUNTY** Georeference: A1485-1A01

Subdivision: SMALLWOOD, J H SURVEY Neighborhood Code: Service Station General

Latitude: 32.8237576566 Longitude: -97.5133166114

**TAD Map:** 1994-420 MAPSCO: TAR-044N





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

## PROPERTY DATA

Legal Description: SMALLWOOD, J H SURVEY

Abstract 1485 Tract 1A01

Jurisdictions:

TARRANT COUNTY (220)

EMERGENCY SVCS DIST #1 (222) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

**AZLE ISD (915)** State Code: F1 Year Built: 1971

Personal Property Account: 14989188

Agent: RESOLUTE PROPERTY TAX SOLUTION (Percent Complete: 100%

Protest Deadline Date: 5/15/2025

+++ Rounded.

Site Number: 80335802

Site Name: TJ'S

Site Class: SSMiniMart - Svc Station-Mini Mart with Fuel

Parcels: 1

Primary Building Name: TJ'S / 04190173 Primary Building Type: Commercial Gross Building Area+++: 6,025 Net Leasable Area+++: 6,025

**Land Sqft\*:** 33,018 Land Acres\*: 0.7580

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

03-18-2025 Page 1



## **OWNER INFORMATION**

Current Owner: Deed Date: 6/16/2016
OM TJ INC

Primary Owner Address:

602 ERICA LN

Deed Volume:

Deed Page:

EULESS, TX 76039 Instrument: <u>D216156260</u>

Previous Owners	Date	Instrument	Deed Volume	Deed Page
TEJANI ABDUL ALI K;TEJANI YASMIN A	4/7/2006	D206299480	0000000	0000000
NANJI ENTEPRISES INC	4/6/2006	D206311583	0000000	0000000
NANJI ASHRAF E;NANJI KARIM E	1/31/2005	D205032751	0000000	0000000
NANJI ENTERPRISES INC	8/29/1994	00117170000156	0011717	0000156
PLOWMAN L J	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	\$600,473	\$49,527	\$650,000	\$650,000
2023	\$545,473	\$49,527	\$595,000	\$595,000
2022	\$517,612	\$49,527	\$567,139	\$567,139
2021	\$191,341	\$49,527	\$240,868	\$240,868
2020	\$186,895	\$49,527	\$236,422	\$236,422

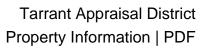
Pending indicates that the property record has not yet been completed for the indicated tax year.

## **EXEMPTIONS / SPECIAL APPRAISAL**

There are no exemptions for this property

03-18-2025 Page 2

<sup>+</sup> Appraised value may be less than market value due to state-mandated limitations of value increases.



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.

03-18-2025 Page 3