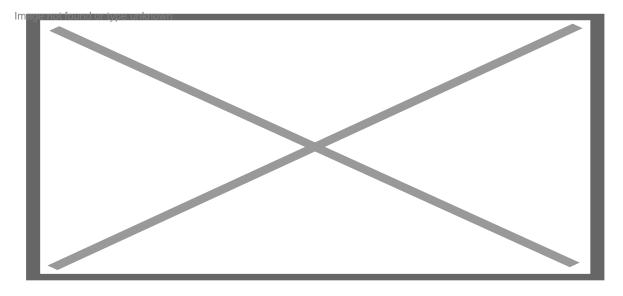


Tarrant Appraisal District Property Information | PDF Account Number: 05664942

Address: 7500 N RIVERSIDE DR

City: FORT WORTH Georeference: A1498-4A Subdivision: THOMPSON, WILLIAM W SURVEY Neighborhood Code: APT-Fossil Creek Latitude: 32.8744229651 Longitude: -97.3063855504 TAD Map: 2054-436 MAPSCO: TAR-035Q





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

PROPERTY DATA

Legal Description: THOMPSON, WILLIAM W SURVEY Abstract 1498 Tract 4A

Jurisdictions:

CITY OF FORT WORTH (026)	Site Number: 80478360
TARRANT REGIONAL WATER DISTRICT (223	Site Name: 80478360
TARRANT COUNTY HOSPITAL (224)	Site Class: LandVacantComm - Vacant Land -Commercial
	Parcels: 2
	Primary Building Name:
State Code: C1C	Primary Building Type:
Year Built: 0	Gross Building Area ⁺⁺⁺ : 0
Personal Property Account: N/A	Net Leasable Area ⁺⁺⁺ : 0
	Percent Complete: 0%
Protest Deadline Date: 5/15/2025	Land Sqft [*] : 60,636
+++ Rounded.	Land Acres [*] : 1.3920

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





OWNER INFORMATION

Current Owner: ATLAS RIVERSIDE LLC

Primary Owner Address: 3710 RAWLINS ST STE 1210 DALLAS, TX 75219 Deed Date: 2/9/2023 Deed Volume: Deed Page: Instrument: D223021223

Previous Owners	Date	Instrument	Deed Volume	Deed Page
FJM PROPERTIES	8/9/1994	00116930001171	0011693	0001171
SOUTHCLIFF SHOPPING CENTER	8/8/1994	00116860000079	0011686	0000079
FIRST MADISON BANK	11/2/1993	00113230002350	0011323	0002350
CONSOLIDATED PROPERTIES JV	5/26/1988	00092880000005	0009288	0000005
CAMBRIDGE COMPANIES INC	1/1/1984	000000000000000	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	\$23,042	\$23,042	\$23,042
2023	\$0	\$23,042	\$23,042	\$23,042
2022	\$0	\$19,519	\$19,519	\$19,519
2021	\$0	\$19,519	\$19,519	\$19,519
2020	\$0	\$19,519	\$19,519	\$19,519

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.