Tarrant Appraisal District

Property Information | PDF Account Number: 06624103

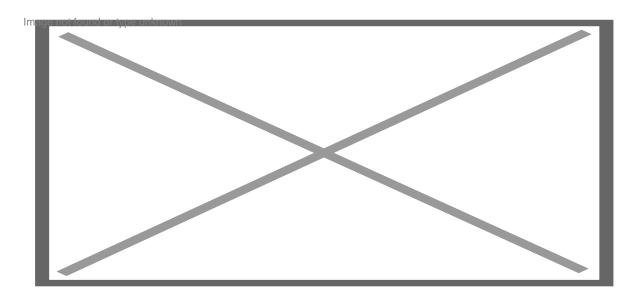
Address: 3025 N GREAT SOUTHWEST PKWY

City: GRAND PRAIRIE **Georeference:** 24006-2-2R

Subdivision: LINCOLN IND CENTRE **Neighborhood Code:** WH-GSID

Latitude: 32.8012433044 Longitude: -97.047214641 TAD Map: 2138-412 MAPSCO: TAR-070D





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

PROPERTY DATA

Legal Description: LINCOLN IND CENTRE Block 2

Lot 2R

Jurisdictions: Site Number: 80656374

CITY OF GRAND PRAIRIE (038)
TARRANT COUNTY (220)

Site Name: ALLIANCE SPORTS GROUP /BAUMANN/HYSTER

TARRANT COUNTY HOSPITAL (224) Site Class: WHDist - Warehouse-Distribution

TARRANT COUNTY COLLEGE (225) Parcels: 1

ARLINGTON ISD (901) Primary Building Name: ALLIANCE SPORTS GROUP / 06624103

State Code: F1Primary Building Type: CommercialYear Built: 1995Gross Building Area***: 128,664Personal Property Account: MultiNet Leasable Area***: 129,600

Agent: ERNST & YOUNG LLP (00137Q)Percent Complete: 100% Protest Deadline Date: 5/15/2025

Land Sqft*: 275,037

+++ Rounded.

Land Acres*: 6.3139

* This represents one of a hierarchy of possible values ranked in the following order: Recorded,

Computed, System, Calculated.

Pool: N

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OWNER INFORMATION

Current Owner: TEACHERS INSURANCE & ANNUITY

Primary Owner Address:

PO BOX 30428

CHARLOTTE, NC 28230

Deed Date: 6/4/2002 Deed Volume: 0015724 Deed Page: 0000258

Instrument: 00157240000258

Previous Owners	Date	Instrument	Deed Volume	Deed Page
RREEF MIDCITIES INDUSTRIAL LP	6/6/1996	00123930000326	0012393	0000326
MEPC QUORUM PROPERTIES 11 INC	1/31/1995	00120970000354	0012097	0000354
MEPC QUORUM PROPERTIES I INC	9/8/1994	00117260001143	0011726	0001143
COLONY MB PARTNERS LP	11/3/1993	00113590001020	0011359	0001020
ADDISON LAND CORP	1/1/1993	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	\$5,777,595	\$962,630	\$6,740,225	\$6,740,225
2023	\$5,258,170	\$962,630	\$6,220,800	\$6,220,800
2022	\$4,869,370	\$962,630	\$5,832,000	\$5,832,000
2021	\$4,626,008	\$687,592	\$5,313,600	\$5,313,600
2020	\$3,978,008	\$687,592	\$4,665,600	\$4,665,600

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

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⁺ 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.

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