Tarrant Appraisal District

Property Information | PDF

Account Number: 07039344

Address: 4600 GARDEN CORNER RD

City: ARLINGTON Georeference: 11175--3

Subdivision: ELLIOTT, R A ADDITION Neighborhood Code: Day Care General Latitude: 32.6488299325 Longitude: -97.182586108

TAD Map: 2096-356 MAPSCO: TAR-109A





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

PROPERTY DATA

Legal Description: ELLIOTT, R A ADDITION Lot 3

Jurisdictions: Site Number: 80713629

CITY OF ARLINGTON (024) Site Name: CHILDTIME LEARNING CNTR TARRANT COUNTY (220) TARRANT COUNTY HOSPITAL (224) ite Class: DayCare - Day Care Center

TARRANT COUNTY COLLEGE (225 Parcels: 1

KENNEDALE ISD (914) Primary Building Name: CHILDTIME LEARNING CNTR / 07039344

State Code: F1 Primary Building Type: Commercial Year Built: 1997 **Gross Building Area⁺⁺⁺:** 9,042 Personal Property Account: 1354183 et Leasable Area+++: 9,042 Agent: None **Percent Complete: 100%**

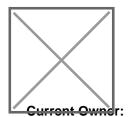
Land Sqft*: 78,844 +++ Rounded. **Land Acres*:** 1.8100 * This represents one of a hierarchy of possible

values ranked in the following order: Recorded, Pool: N

Computed, System, Calculated.

OWNER INFORMATION

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GRACE COMMERCIAL HOLDINGS LLC

Primary Owner Address: 5900 BALCONES DR STE 100 AUSTIN, TX 78731

Deed Date: 9/23/2024

Deed Volume: Deed Page:

Instrument: D224174380

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REALTEX VENTURES INC	1/1/1997	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	\$656,780	\$394,220	\$1,051,000	\$948,360
2023	\$396,080	\$394,220	\$790,300	\$790,300
2022	\$378,781	\$394,220	\$773,001	\$773,001
2021	\$391,591	\$394,220	\$785,811	\$785,811
2020	\$391,591	\$394,220	\$785,811	\$785,811

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

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