

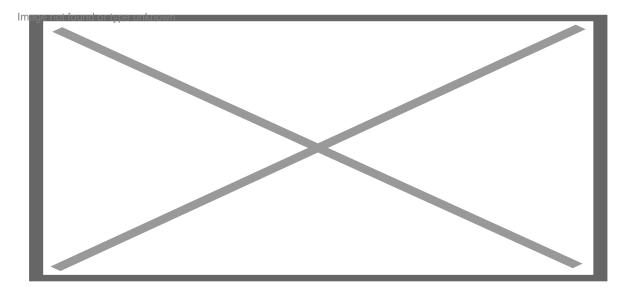
Tarrant Appraisal District Property Information | PDF Account Number: 07125151

Address: <u>8650 ANDERSON BLVD</u> City: FORT WORTH Georeference: 6413-1-1R Subdivision: CARMAX I H 30 ADDITION

Neighborhood Code: Auto Sales General

Latitude: 32.7615258693 Longitude: -97.1709504303 TAD Map: 2096-396 MAPSCO: TAR-067X





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

PROPERTY DATA

Legal Description: CARMAX I H 30 ADDITIO Block 1 Lot 1R	N
Jurisdictions: CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (2	Site Number: 80741940 23Şite Name: CARMAX
TARRANT COUNTY HOSPITAL (224)	Site Class: ASDealer - Auto Sales-Full Service Dealership
TARRANT COUNTY COLLEGE (225)	Parcels: 1
FORT WORTH ISD (905)	Primary Building Name: CARMAX / 07125151
State Code: F1	Primary Building Type: Commercial
Year Built: 1997	Gross Building Area ⁺⁺⁺ : 77,812
Personal Property Account: <u>10757562</u>	Net Leasable Area ⁺⁺⁺ : 77,812
Agent: RYAN LLC (00320)	Percent Complete: 100%
Protest Deadline Date: 5/15/2025	Land Sqft [*] : 926,085
+++ Rounded.	Land Acres [*] : 21.2600

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





OWNER INFORMATION

Current Owner:

REALTY INCOME PROPERTIES 22 LLC

Primary Owner Address:

11995 EL CAMINO REAL SAN DIEGO, CA 92130 Deed Date: 6/30/2016 Deed Volume: Deed Page: Instrument: D216150717

Previous Owners	Date	Instrument	Deed Volume	Deed Page
OX 8400 ANDERSON LLC	7/1/2013	D213173825	000000	0000000
CM FORT WORTH TRUST	5/19/1998	00132270000543	0013227	0000543
CARMAX AUTO SUPERSTORES INC	1/1/1998	000000000000000000000000000000000000000	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	\$5,864,618	\$3,472,822	\$9,337,440	\$9,337,440
2023	\$5,339,387	\$3,472,822	\$8,812,209	\$8,812,209
2022	\$5,339,387	\$3,472,822	\$8,812,209	\$8,812,209
2021	\$5,339,387	\$3,472,822	\$8,812,209	\$8,812,209
2020	\$5,339,387	\$3,472,822	\$8,812,209	\$8,812,209

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.