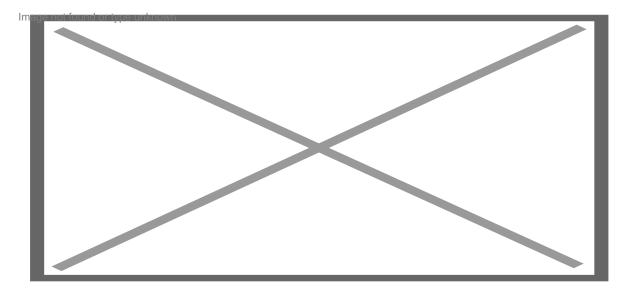


Tarrant Appraisal District Property Information | PDF Account Number: 07902867

Address: 2805 E GRAPEVINE MILLS CIR City: GRAPEVINE Georeference: 16071H-2-AR1 Subdivision: GRAPEVINE MILLS ADDITION Neighborhood Code: RET-Grapevine Mills Mall Latitude: 32.9682548321 Longitude: -97.0380909766 TAD Map: 2138-472 MAPSCO: TAR-014V





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

PROPERTY DATA

Legal Description: GRAPEVINE MI Block 2 Lot AR1	LLS ADDITION			
Jurisdictions: Site Number: 80735959 CITY OF GRAPEVINE (011) Site Name: SHOPS AT GRAPEVINE MILLS / MT TARRANT COUNTY (220) Site Class: RETNBHD - Retail-Neighborhood Shopping Center TARRANT COUNTY HOSPITAL (224) Site Class: RETNBHD - Retail-Neighborhood Shopping Center TARRANT COUNTY COLLEGE (225) Site Name: SHOPS AT GRAPEVINE MILLS / 07902867				
State Code: F1	Primary Building Type: Commercial			
Year Built: 2007	Gross Building Area ⁺⁺⁺ : 30,706			
Personal Property Account: Multi	Net Leasable Area ⁺⁺⁺ : 26,712			
Agent: POPP HUTCHESON PLLC (09252ent Complete: 100% Protest Deadline Date: 5/15/2025 Land Sqft*: 125,191				
+++ Rounded.	Land Acres [*] : 2.8739			
* This represents one of a hierarchy of possible	Pool: N			

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





OWNER INFORMATION

Current Owner: RAVI RANDAL INV GROUP LLC

Primary Owner Address: 2627 HOPKINS DR GRAND PRAIRIE, TX 75052 Deed Date: 10/12/2016 Deed Volume: Deed Page: Instrument: D216242560

Previous Owners	Date	Instrument	Deed Volume	Deed Page
PTT EMPIRE INVESTMENTS CORP	4/6/2011	D211081671	000000	0000000
WELLS FARGO BANK NA	12/1/2009	D209313494	000000	0000000
GRAPEVINE MILLS PKWY LLC	4/5/2007	D207120839	000000	0000000
YUMA REALTY LLC	12/17/2002	00162320000232	0016232	0000232
GRAPEVINE MILLS LTD PRTNSHP	1/1/2001	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	\$2,022,135	\$1,877,865	\$3,900,000	\$3,900,000
2023	\$2,422,135	\$1,877,865	\$4,300,000	\$4,300,000
2022	\$2,395,032	\$1,877,865	\$4,272,897	\$4,272,897
2021	\$2,322,135	\$1,877,865	\$4,200,000	\$4,200,000
2020	\$3,722,135	\$1,877,865	\$5,600,000	\$5,600,000

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.