Tarrant Appraisal District

Property Information | PDF

Account Number: 41198018

Address: 2989 S STATE HWY 360

City: GRAND PRAIRIE
Georeference: 40169-A-1R2

**Subdivision:** STARBUCKS ADDITION **Neighborhood Code:** Food Service General

**Latitude:** 32.6936109734 **Longitude:** -97.0614721138

**TAD Map:** 2132-372 **MAPSCO:** TAR-098F





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

## **PROPERTY DATA**

Legal Description: STARBUCKS ADDITION Block A

Lot 1R2

Jurisdictions:

CITY OF GRAND PRAIRIE (038)

**TARRANT COUNTY (220)** 

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

ARLINGTON ISD (901)

State Code: F1 Year Built: 2005

Personal Property Account: <u>11727713</u>

Agent: RYAN LLC (00320)

Protest Deadline Date: 5/15/2025

+++ Rounded.

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

**Site Number:** 80869367 **Site Name:** STARBUCKS

Site Class: FSFastFood - Food Service-Fast Food Restaurant

Parcels: 1

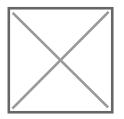
Primary Building Name: STARBUCKS / 41198018

Primary Building Type: Commercial Gross Building Area\*\*\*: 1,944
Net Leasable Area\*\*\*: 1,944
Percent Complete: 100%

Land Sqft\*: 17,265 Land Acres\*: 0.3963

Pool: N

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## **OWNER INFORMATION**

Current Owner:
YELLOW FINCH LLC
Primary Owner Address:
12111 AUBURN HILLS DR
TOMBALL, TX 77377

Deed Date: 4/25/2016

Deed Volume: Deed Page:

**Instrument:** D216088672

Previous Owners	Date	Instrument	Deed Volume	Deed Page
DP & KYM PROPERTIES LLC	10/9/2006	D206325259	0000000	0000000
N3 DEVELOPMENT LTD	1/1/2006	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	\$768,946	\$172,650	\$941,596	\$941,596
2023	\$786,683	\$172,650	\$959,333	\$959,333
2022	\$567,350	\$172,650	\$740,000	\$740,000
2021	\$477,350	\$172,650	\$650,000	\$650,000
2020	\$616,420	\$172,650	\$789,070	\$789,070

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