

Account Number: 41229576

Address: 2804 GREEN OAKS BLVD

City: GRAND PRAIRIE Georeference: 15769-A-2

Subdivision: GOODWIN, J J ADDITION #2 Neighborhood Code: Auto Care General

Latitude: 32.7858158583 Longitude: -97.0623395219

**TAD Map:** 2132-404 MAPSCO: TAR-070K





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

## PROPERTY DATA

Legal Description: GOODWIN, J J ADDITION #2

Block A Lot 2

Jurisdictions:

CITY OF GRAND PRAIRIE (038) TARRANT COUNTY (220) Site Name: CHRISTIAN BROTHERS AUTOMOTIVE TARRANT COUNTY HOSP FITCL Class: ACRepair - Auto Care-Repair Garage

TARRANT COUNTY COLL Pare \$251

ARLINGTON ISD (901) Primary Building Name: CHRISTIAN BROTHERS AUTOMOTIVE / 41229576

State Code: F1 Primary Building Type: Commercial Year Built: 2007 Gross Building Area+++: 4,692 Personal Property Account Net 10 easable Area+++: 4,692 Agent: P E PENNINGTON & Peoclette (ชื่อให้อุโคระ 100%

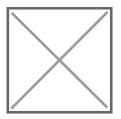
**Protest Deadline Date:** Land Sqft\*: 25,295 5/15/2025 Land Acres\*: 0.5806

+++ Rounded. Pool: N

\* This represents one of a hierarchy

of possible values ranked in the following order: Recorded, Computed, System, Calculated.

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## **OWNER INFORMATION**

**Current Owner:** 

CBAC GRAND PRAIRIE LLC

**Primary Owner Address:** 

677 N WASHINGTON BLVD STE 112

SARASOTA, FL 34236

**Deed Date: 12/9/2021** 

Deed Volume:

**Deed Page:** 

**Instrument:** D221369220

| Previous Owners               | Date       | Instrument     | Deed Volume | Deed Page |
|-------------------------------|------------|----------------|-------------|-----------|
| PERSICO WILLIAM B             | 12/31/2012 | D213012203     | 0000000     | 0000000   |
| PERSICO W B & SYLVIA PERSICO  | 2/5/2010   | D210032078     | 0000000     | 0000000   |
| CHRISTIAN BROS GRAND PRAIRIE  | 12/27/2007 | D208012478     | 0000000     | 0000000   |
| CHRISTIAN BROTHERS AUTOMOTIVE | 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 | \$309,370          | \$252,950   | \$562,320    | \$562,320        |
| 2023 | \$309,370          | \$252,950   | \$562,320    | \$562,320        |
| 2022 | \$307,050          | \$252,950   | \$560,000    | \$560,000        |
| 2021 | \$307,050          | \$252,950   | \$560,000    | \$560,000        |
| 2020 | \$307,050          | \$252,950   | \$560,000    | \$560,000        |

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.