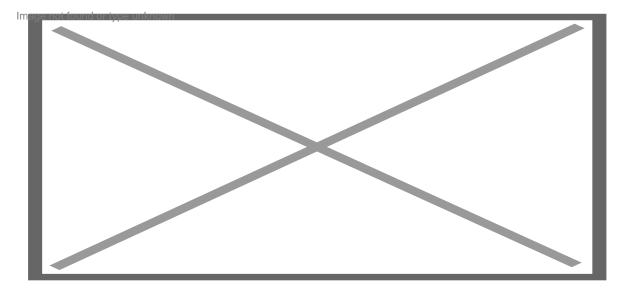


Tarrant Appraisal District Property Information | PDF Account Number: 41249216

Address: 7704 SOMMERVILLE PLACE RD City: FORT WORTH Georeference: 12860--1

Georeference: 12860--1 Subdivision: EPPS SUBDIVISION Neighborhood Code: Mixed Use General Latitude: 32.8196650845 Longitude: -97.4593505654 TAD Map: 2012-416 MAPSCO: TAR-045U



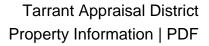


This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: EPPS SUBDIVISION Lot 1 2 & 3A COMMERCIAL IMP & LAND			
Jurisdictions: CITY OF FORT WORTH (026) TARRANT COUNTY (220) TARRANT REGIONAL WATER DISTRICT (223) TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225) AZLE ISD (915) State Code: F1	Site Number: 80870309 Site Name: S S ARCADE Site Class: MixedComm - Mixed Use-Commercial Parcels: 3 Primary Building Name: VACANT RETAIL / 41249216 Primary Building Type: Commercial		
Year Built: 1900	Gross Building Area ⁺⁺⁺ : 3,520		
Personal Property Account: N/A Agent: TARRANT PROPERTY TAX SERVICE (000	Net Leasable Area ⁺⁺⁺ : 3,520 ⁰ Fercent Complete: 100%		
Protest Deadline Date: 5/15/2025	Land Sqft*: 28,408		
+++ Rounded.	Land Acres [*] : 0.6521		
• The second se second second sec	Pool: N		

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





OWNER INFORMATION

Current Owner: 6824 LP

Primary Owner Address: 6824 OAK CREST DR W FORT WORTH, TX 76140-1624 Deed Date: 3/10/2008 Deed Volume: 0000000 Deed Page: 0000000 Instrument: D208131702

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CAGLE JAMES	2/27/2008	D208090128	000000	0000000
POE FARM LLC	2/26/2007	<u>D207128439</u>	000000	0000000
ROSS JUSTIN WILL ETAL	10/25/2006	D206339173	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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised
2025	\$0	\$0	\$0	\$0
2024	\$1,000	\$68,179	\$69,179	\$69,179
2023	\$278,964	\$68,179	\$347,143	\$347,143
2022	\$258,741	\$56,816	\$315,557	\$315,557
2021	\$295,299	\$56,816	\$352,115	\$352,115
2020	\$295,300	\$56,816	\$352,116	\$352,116

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.