

Tarrant Appraisal District Property Information | PDF Account Number: 41294181

Address: 13300 PARK VISTA BLVD

City: FORT WORTH Georeference: 414L-3-5 Subdivision: ALLIANCE GATEWAY SOUTH ADDN Neighborhood Code: WH-Alliance Latitude: 32.9733926225 Longitude: -97.2609008626 TAD Map: 2072-472 MAPSCO: TAR-009S





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

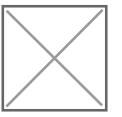
PROPERTY DATA

Legal Description: ALLIANCE GATEWAY SOUTH ADDN Block 3 Lot 5

Jurisdictions:

CITY OF FORT WORTH (026) Site Number: 80871216 **TARRANT COUNTY (220)** TARRANT REGIONAL WATER DISTRICT (223) Site Class: WHDist - Warehouse-Distribution **TARRANT COUNTY HOSPITAL (224)** Parcels: 2 **TARRANT COUNTY COLLEGE (225)** NORTHWEST ISD (911) Primary Building Name: Texas Quality Beverage / 41294181 State Code: F1 Primary Building Type: Commercial Year Built: 2007 Gross Building Area+++: 399,000 Personal Property Account: Multi Net Leasable Area+++: 399,000 Agent: RYAN LLC (00320) Percent Complete: 100% Protest Deadline Date: 5/15/2025 Land Sqft*: 898,860 Land Acres*: 20.6350 +++ Rounded. Pool: N

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



OWNER INFORMATION

Current Owner:

AT INDUSTRIAL OWNER 7 HOLDCO LP

Primary Owner Address:

9800 HILLWOOD PKWY STE 300 FORT WORTH, TX 76177

Deed Date: 12/27/2018 Deed Volume: Deed Page: Instrument: D219104621

Previous Owners	Date	Instrument	Deed Volume	Deed Page
AT INDUSTRIAL OWNER 7 LLC	9/29/2010	D210248611	000000	0000000
ALLIANCE PORTFOLIO II PROP LLC	1/30/2008	D208035983	000000	0000000
ALLIANCE GATEWAY # 18 LTD	4/30/2007	D207146924	000000	0000000
AIL INVESTMENT LP	1/1/2007	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. Tarrant County Tax Office Account Information.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$16,854,417	\$2,696,583	\$19,551,000	\$19,551,000
2023	\$16,854,417	\$2,696,583	\$19,551,000	\$19,551,000
2022	\$15,799,164	\$2,696,583	\$18,495,747	\$18,495,747
2021	\$14,083,464	\$2,696,583	\$16,780,047	\$16,780,047
2020	\$14,083,464	\$2,696,583	\$16,780,047	\$16,780,047

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

• ABATEMENT 11.28

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.