

Address: 10813 SOUTH FWY

City: FORT WORTH
Georeference: 7473-1-4R

Subdivision: CLIFF INDUSTRIES ADDITION

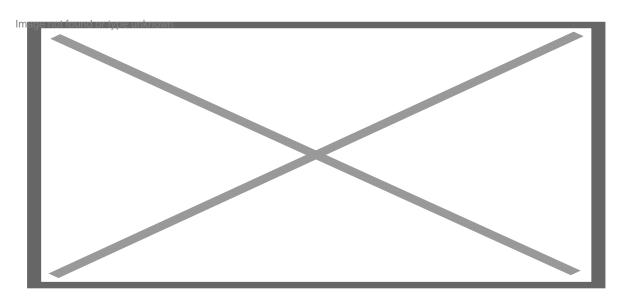
Neighborhood Code: WH-South Tarrant County General

Latitude: 32.5976602099 Longitude: -97.317337523 TAD Map: 2054-336

MAPSCO: TAR-119B



Account Number: 41463382



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

PROPERTY DATA

Legal Description: CLIFF INDUSTRIES ADDITION

Block 1 Lot 4R

Jurisdictions:

CITY OF FORT WORTH (026)

TARRANT COUNTY (220) Site Number: 80876262

TARRANT REGIONAL WATER DISTRICE (Man)e: JAMIESON FENCE SUPPLY TARRANT COUNTY HOSPITAL (224) Site Class: WHStorage - Warehouse-Storage

TARRANT COUNTY COLLEGE (225) Parcels: 1

BURLESON ISD (922) Primary Building Name: JAMIESON FENCE SUPPLY / 41463382

State Code: F1

Year Built: 1986

Primary Building Type: Commercial

Gross Building Area⁺⁺⁺: 8,000

Personal Property Account: 11077638

Net Leasable Area⁺⁺⁺: 8,000

Agent: RYAN LLC (00320)

Protest Deadline Date: 5/15/2025

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Land Sqft*: 197,039
Land Acres*: 4.5233

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

Computed, System, Calculated.

Pool: N

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OWNER INFORMATION

Current Owner:
MASTER-HALCO INC
Primary Owner Address:
3010 LBJ FRWY SUITE 800
DALLAS, TX 75234

Deed Date: 6/28/2020

Deed Volume: Deed Page:

Instrument: 979173300002

| Previous Owners | Date | Instrument | Deed Volume | Deed Page |
|---------------------------|------------|----------------|-------------|-----------|
| JAMIESON MANUFACTURING CO | 10/31/2019 | D219262865 | | |
| SISBRO PARTNERS LP | 1/1/2009 | 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 | \$319,000 | \$370,398 | \$689,398 | \$689,398 |
| 2023 | \$270,602 | \$370,398 | \$641,000 | \$641,000 |
| 2022 | \$231,000 | \$370,398 | \$601,398 | \$601,398 |
| 2021 | \$217,057 | \$370,398 | \$587,455 | \$587,455 |
| 2020 | \$197,602 | \$370,398 | \$568,000 | \$568,000 |

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