



Address: [1700 STATE HWY 26](#)
City: GRAPEVINE
Georeference: 16071J-1-2R1
Subdivision: GRAPEVINE MILLS PH 2 ADDITION
Neighborhood Code: Service Station General

Latitude: 32.9555826181
Longitude: -97.0468559616
TAD Map: 2138-468
MAPSCO: TAR-028D



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

PROPERTY DATA

Legal Description: GRAPEVINE MILLS PH 2
ADDITION Block 1 Lot 2R1

Jurisdictions:

- CITY OF GRAPEVINE (011)
- TARRANT COUNTY (220)
- TARRANT COUNTY HOSPITAL (224)
- TARRANT COUNTY COLLEGE (225)
- GRAPEVINE-COLLEYVILLE ISD (900)

Site Number: 80881368
Site Name: 7-ELEVEN
Site Class: SSConvStore - Svc Station-Convenience Store with Fuel
Parcels: 1
Primary Building Name: 7 - ELEVEN / 41652746

State Code: F1

Primary Building Type: Commercial

Year Built: 2013

Gross Building Area⁺⁺⁺: 3,252

Personal Property Account: Multi

Net Leasable Area⁺⁺⁺: 3,252

Agent: RYAN LLC (00320)

Percent Complete: 100%

Protest Deadline Date: 5/15/2025

Land Sqft^{*}: 37,379

Land Acres^{*}: 0.8581

⁺⁺⁺ 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:

MDC COAST 6 LLC

Primary Owner Address:

3304 ESSEX DR

C/O MIRAMAR BRANDS, INC
RICHARDSON, TX 75082

Deed Date: 12/21/2016

Deed Volume:

Deed Page:

Instrument: [D216301119](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
7-ELEVEN INC	6/3/2013	D213140903	0000000	0000000
FLORIDA BETHEL LTD	1/1/2013	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	\$856,905	\$743,095	\$1,600,000	\$1,600,000
2023	\$813,280	\$743,095	\$1,556,375	\$1,556,375
2022	\$767,949	\$743,095	\$1,511,044	\$1,511,044
2021	\$710,704	\$743,095	\$1,453,799	\$1,453,799
2020	\$679,705	\$743,095	\$1,422,800	\$1,422,800

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.