



Account Number: 42063734

LOCATION

Address: 8681 N BEACH ST

City: FORT WORTH

Georeference: 1869M-A-7R1

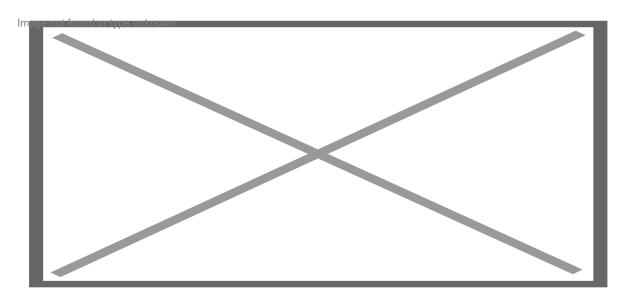
Subdivision: BEACH-NORTH TARRANT TWO ADDN

Neighborhood Code: APT-Fossil Creek

Latitude: 32.897566365 **Longitude:** -97.2918822678

TAD Map: 2060-444 **MAPSCO:** TAR-036E





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

PROPERTY DATA

Legal Description: BEACH-NORTH TARRANT TWO

ADDN Block A Lot 7R1 PLAT D215133828

Jurisdictions:

CITY OF FORT WORTH (026) TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224) TARRANT COUNTY COLLEGE (225)

KELLER ISD (907) State Code: BC Year Built: 2022

Personal Property Account: N/A Agent: RYAN LLC (00320)

Protest Deadline Date: 5/15/2025

+++ Rounded

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

Site Number: 800007404 Site Name: Regatta 55

Site Class: APTIndMtr - Apartment-Individual Meter

Parcels: 1

Primary Building Name: REGATTA 55
Primary Building Type: Multi-Family
Gross Building Area***: 135,344
Net Leasable Area***: 109,726
Percent Complete: 100%

Land Sqft*: 668,395 Land Acres*: 15.3440

Pool: N

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OWNER INFORMATION

Current Owner:

REGATTA 55 I LLC

Primary Owner Address:

702 E NORTHWEST HWY GRAPEVINE, TX 76051 **Deed Date: 11/19/2021**

Deed Volume:

Deed Page:

Instrument: D221342113

Previous Owners	Date	Instrument	Deed Volume	Deed Page
SENIOR HOUSING INVESTMENT PARTNERS I LLC	6/23/2020	D220146627		
CUSTER COMMONS LP	8/1/2015	D215144040		

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. <u>Tarrant County Tax Office Account Information</u>.

Year	Improvement Market	Land Market	Total Market	Total Appraised*
2025	\$0	\$0	\$0	\$0
2024	\$22,994,556	\$2,105,444	\$25,100,000	\$25,100,000
2023	\$12,930,309	\$1,169,691	\$14,100,000	\$14,100,000
2022	\$0	\$300,778	\$300,778	\$300,778
2021	\$0	\$300,778	\$300,778	\$300,778
2020	\$0	\$270,951	\$270,951	\$270,951

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.