

LOCATION

Address: [13171 NW HWY 287](#)
City: FORT WORTH
Georeference: 20780J-1-2
Subdivision: HUNTER CROSSROADS
Neighborhood Code: Service Station General

Latitude: 32.9673781276
Longitude: -97.4198297133
TAD Map: 2024-472
MAPSCO: TAR-004U



Google Map or type unknown

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

PROPERTY DATA

Legal Description: HUNTER CROSSROADS Block
 1 Lot 2

Jurisdictions:
 CITY OF FORT WORTH (026)
 TARRANT COUNTY (220)
 TARRANT COUNTY HOSPITAL (224)
 TARRANT COUNTY COLLEGE (225)
 NORTHWEST ISD (911)

Site Number: 800039314
Site Name: 7-ELEVEN
Site Class: SSConvStore - Svc Station-Convenience Store with Fuel
Parcels: 1
Primary Building Name: 42431032 / 7-ELEVEN
Primary Building Type: Commercial
Gross Building Area⁺⁺⁺: 3,010
Net Leasable Area⁺⁺⁺: 3,010
Percent Complete: 100%

State Code: F1
Year Built: 2019
Personal Property Account: [14781901](#)
Agent: RYAN LLC (00320)
Protest Deadline Date: 5/15/2025

Land Sqft^{*}: 49,702
Land Acres^{*}: 1.1410
Pool: N

+++ Rounded.

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

OWNER INFORMATION

Current Owner:
 AVONDALE 7-11 LLC
Primary Owner Address:
 67100 SARGENTS RD
 SAN ARDO, CA 93450

Deed Date: 11/15/2019
Deed Volume:
Deed Page:
Instrument: [D219264792](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
VRE AVONDALE LLC	8/2/2019	D218106944		

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	\$1,030,558	\$1,677,442	\$2,708,000	\$2,708,000
2023	\$974,786	\$1,677,442	\$2,652,228	\$2,652,228
2022	\$848,490	\$1,677,442	\$2,525,932	\$2,525,932
2021	\$848,490	\$1,677,442	\$2,525,932	\$2,525,932
2020	\$854,984	\$1,677,442	\$2,532,426	\$2,532,426

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.