



## LOCATION

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**Address:** [4218 E LANCASTER AVE](#)

**City:** FORT WORTH

**Georeference:** 12900--7

**Subdivision:** ESTES, EDNA SUBDIVISION

**Neighborhood Code:** RET-Southeast Fort Worth/Everman/Forest Hill General

**Latitude:** 32.7404692969

**Longitude:** -97.2605589375

**TAD Map:** 2072-388

**MAPSCO:** TAR-078H



Google Map or type unknown

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

## PROPERTY DATA

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**Legal Description:** ESTES, EDNA SUBDIVISION  
Lot 7

**Jurisdictions:**

CITY OF FORT WORTH (026)

TARRANT COUNTY (220)

TARRANT REGIONAL WATER DISTRICT (223)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

CFW PID #20 - EAST LANCASTER AVENUE (040)

FORT WORTH ISD (905)

**Site Number:** 80068898

**Site Name:** STRIP CENTER

**Site Class:** RETNBHD - Retail-Neighborhood Shopping Center

**Parcels:** 1

**Primary Building Name:** STRIP CENTER / 00872032

**Primary Building Type:** Commercial

**Gross Building Area**<sup>+++</sup>: 5,100

**Net Leasable Area**<sup>+++</sup>: 5,100

**Percent Complete:** 100%

**Land Sqft**<sup>\*</sup>: 15,700

**Land Acres**<sup>\*</sup>: 0.3604

**Pool:** N

**State Code:** F1

**Year Built:** 1963

**Personal Property Account:** Multi

**Agent:** None

**Protest Deadline Date:** 5/15/2025

<sup>+++</sup> Rounded.

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

## OWNER INFORMATION

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**Current Owner:**

BNP KEI LLC

**Primary Owner Address:**

3301 BROOKHOLLOW DR  
THE COLONY, TX 75056

**Deed Date:** 7/13/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221202963](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
LEE BRIAN K;LEE PEGGY K	5/21/2014	<a href="#">D214105170</a>	0000000	0000000
LEE IM SURK LEE;LEE STEVEN	7/10/2000	00144310000173	0014431	0000173
OAKLAND SHOPPING CTR PTNRSHIP	9/1/1992	00108360001825	0010836	0001825
THRIFT STORES INC	1/21/1986	00084320001108	0008432	0001108
OKLAN SHOPPING CENTER	12/31/1900	00000000000000	0000000	0000000
SARSGARD WILLIAM R	12/30/1900	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 <sup>+</sup>
2025	\$0	\$0	\$0	\$0
2024	\$334,074	\$47,100	\$381,174	\$380,970
2023	\$270,375	\$47,100	\$317,475	\$317,475
2022	\$235,950	\$47,100	\$283,050	\$283,050
2021	\$227,943	\$47,100	\$275,043	\$275,043
2020	\$227,943	\$47,100	\$275,043	\$275,043

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.