

This is NOT a Tax Statement      **Notice Of Appraised Value**      Do NOT Pay From This Notice

YOUNG CENTRAL APPRAISAL DIST  
PO BOX 337  
GRAHAM TEXAS 76450-0337

817-926-7861

youngcad@youngcad.org

FERSTLER HOLDINGS LP  
12600 HL CNTRY BLVD STE R-270  
AUSTIN TX 78738-6727



**APPRAISAL YEAR 2026**

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 6/11/2026 AT: 9:00 AM  
YOUNG CENTRAL APPRAISAL DIST  
505 5TH ST GRAHAM, TX 76450  
FOR QUESTIONS, CALL:  
PRITCHARD & ABBOTT INC  
PERSONAL PROPERTY: 817-370-3248  
MINERAL INTEREST: 817-370-3233

Protest Deadline: 5-20-2026  
ARB Hearing: 6-11-2026  
Owner: 500465 581

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR  
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE  
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

Dear Property Owner,  
The value of your property listed below is based on an appraisal date of January 1st of this year.

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	1,390	850	Lease: 29234 Type: REAL Owner #: 500465
GRAHAM ISD I&S	1,390	850	Legal: DYSINGER-HEAVEN
GRAHAM ISD M&O	1,390	850	RIDGE OIL CO
NCT COLLEGE	1,390	850	A- 698 SEC 607 TE&L SUR
GRAHAM HOSPITAL	1,390	850	
HB1984: The Appraised value of \$850 in 2026 as compared to \$1,810 in 2021 is a 53.04% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,390	0	850
GRAHAM ISD I&S	1,390	0	850
GRAHAM ISD M&O	1,390	0	850
NCT COLLEGE	1,390	0	850
GRAHAM HOSPITAL	1,390	0	850

Additional Owner's Properties are continued on following page(s).

*The Texas Legislature does not set the amount of your local taxes. Your property tax burden is decided by your locally elected officials, and all inquiries concerning your taxes should be directed to those officials.*

Enclosed are copies of the following documents published by the Texas Comptroller of Public Accounts: (1) Protest and Appeal Procedures and (2) Notice of Protest. To file a protest, complete the Notice of Protest form by following the instructions included on the form and mail or deliver the form to the appraisal review board, at the above address, before the protest deadline. Property owners who file a Notice of Protest with the appraisal review board (ARB) may request an informal conference with the appraisal district to attempt to resolve a dispute prior to a formal ARB hearing. In counties with population of 120,000 or more, property owners may request an ARB special panel for certain property protests. Contact your appraisal district with any questions or for further information.

The governing body of each taxing unit decides whether taxes on the property will increase and the appraisal district only determines the value.

"Under Section 23.231, Tax Code, for the 2024, 2025, and 2026 tax years the appraised value of real property other than a residence homestead for ad valorem tax purposes may not be increased by more than 20 percent each year, with certain exceptions. The circuit breaker limitation provided under Section 23.231, Tax Code, expires December 31, 2026. Unless this expiration date is extended by the Texas Legislature, beginning in the 2027 tax year, the circuit breaker limitation provided under Section 23.231, Tax Code, will no longer be in effect and may result in an increase in ad valorem taxes imposed on real property previously subject to the limitation."

Sincerely,

JESSE BLACKMON  
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	18,090	13,900	Lease: 29235 Type: REAL Owner #: 500465
GRAHAM ISD I&S	18,090	13,900	Legal: SECTION 606 -A
GRAHAM ISD M&O	18,090	13,900	RIDGE OIL CO
NCT COLLEGE	18,090	13,900	A- 697 SEC 606 TE&L SUR
GRAHAM HOSPITAL	18,090	13,900	
HB1984: The Appraised value of \$13,900 in 2026 as compared to \$20,620 in 2021 is a 32.59% decrease.			.014250 Override Royalty Category: G1 Railroad #: 29235
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	18,090	0	13,900
GRAHAM ISD I&S	18,090	0	13,900
GRAHAM ISD M&O	18,090	0	13,900
NCT COLLEGE	18,090	0	13,900
GRAHAM HOSPITAL	18,090	0	13,900

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	2,840	1,900	Lease: 29236 Type: REAL Owner #: 500465
NEWCASTLE ISD	2,840	1,900	Legal: DYSINGER MARY
OLNEY HOSPITAL	2,840	1,900	RIDGE OIL CO
HB1984: The Appraised value of \$1,900 in 2026 as compared to \$2,100 in 2021 is a 9.52% decrease.			.014250 Override Royalty Category: G1 Railroad #: 29236
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	2,840	0	1,900
NEWCASTLE ISD	2,840	0	1,900
OLNEY HOSPITAL	2,840	0	1,900

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	22,320	0	16,650		
GRAHAM ISD I&S	19,480	0	14,750		
GRAHAM ISD M&O	19,480	0	14,750		
NCT COLLEGE	19,480	0	14,750		
GRAHAM HOSPITAL	19,480	0	14,750		
NEWCASTLE ISD	2,840	0	1,900		
OLNEY HOSPITAL	2,840	0	1,900		