

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

OSTAPUK HELEN DIANE ESTATE
PAUL OSTAPUK
PO BOX 3532
PAGE AZ 86040-3532



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:	501987 1360
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	270	170	Lease: 33249 Type: REAL Owner #: 501987
GRAHAM ISD I&S	270	170	Legal: HAZELTON IOLA W#1
GRAHAM ISD M&O	270	170	BARNETT ENERGY
NCT COLLEGE	270	170	A-1455 HARMON C SUR
GRAHAM HOSPITAL	270	170	
HB1984: The Appraised value of \$170 in 2026 as compared to \$230 in 2021 is a 26.09% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	270	0	170
GRAHAM ISD I&S	270	0	170
GRAHAM ISD M&O	270	0	170
NCT COLLEGE	270	0	170
GRAHAM HOSPITAL	270	0	170

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		640	380	Lease: 101931 Type: REAL Owner #: 501987		
GRAHAM ISD I&S		640	380	Legal: HAZELTON IOLA W#2		
GRAHAM ISD M&O		640	380	BARNETT ENERGY		
NCT COLLEGE		640	380	A-1455 HARMON C SUR		
GRAHAM HOSPITAL		640	380			
				.010418 Royalty Interest		
				Category: G1		
				Railroad #: 101931		
HB1984: The Appraised value of \$380 in 2026				as compared to \$190 in 2021 is a 100.00% increase.		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		640	0	380		
GRAHAM ISD I&S		640	0	380		
GRAHAM ISD M&O		640	0	380		
NCT COLLEGE		640	0	380		
GRAHAM HOSPITAL		640	0	380		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	910	0	550		
GRAHAM ISD I&S	910	0	550		
GRAHAM ISD M&O	910	0	550		
NCT COLLEGE	910	0	550		
GRAHAM HOSPITAL	910	0	550		