

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

TUCKER CANDACE ANN  
4841 SHENANDOAH DR  
WICHITA FALLS TX 76310-2451



**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: 502157 1864  
  
 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		7,940	4,950	Lease: 34208    Type: REAL    Owner #: 502157		
GRAHAM ISD I&S		7,940	4,950	Legal: CUSENBARY #1 (OIL)		
GRAHAM ISD M&O		7,940	4,950	GANNETT OPERATING		
NCT COLLEGE		7,940	4,950	A-1285 YOUNG CSL BLK 18		
GRAHAM HOSPITAL		7,940	4,950	RRC 34208    API 503-42507		
				.003647 Royalty Interest		
				Category:        G1		
				Railroad #:                34208		
No 2021 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		7,940	0	4,950		
GRAHAM ISD I&S		7,940	0	4,950		
GRAHAM ISD M&O		7,940	0	4,950		
NCT COLLEGE		7,940	0	4,950		
GRAHAM HOSPITAL		7,940	0	4,950		

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		2,520	1,140	Lease: 295658	Type: REAL	Owner #: 502157
GRAHAM ISD I&S		2,520	1,140	Legal: CUSENBARY #2 (GAS) GANNETT OPERATING A-1285 YOUNG CSL RRC 295658 API 503-42554  .003647 Royalty Interest Category: G1 Railroad #: 295658		
GRAHAM ISD M&O		2,520	1,140			
NCT COLLEGE		2,520	1,140			
GRAHAM HOSPITAL		2,520	1,140			
No 2021 Hist						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	2,520	0	1,140			
GRAHAM ISD I&S	2,520	0	1,140			
GRAHAM ISD M&O	2,520	0	1,140			
NCT COLLEGE	2,520	0	1,140			
GRAHAM HOSPITAL	2,520	0	1,140			

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	10,460	0	6,090		
GRAHAM ISD I&S	10,460	0	6,090		
GRAHAM ISD M&O	10,460	0	6,090		
NCT COLLEGE	10,460	0	6,090		
GRAHAM HOSPITAL	10,460	0	6,090		