

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

MACDIARMID JOSH  
3308 FINDHORN DR  
EDMOND      OK 73034-8328



**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: 502581 1122

VISIT [WWW.PANDAI.COM](http://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		750	480	Lease: 31344    Type: REAL    Owner #: 502581	
GRAHAM ISD I&S		750	480	Legal: GAMESON-PETERSON UNIT #1	
GRAHAM ISD M&O		750	480	BAY ROCK OPERATING	
NCT COLLEGE		750	480	A- 274 SEC 2 S TYNES SUR	
GRAHAM HOSPITAL		750	480		
				.005000 Override Royalty	
				Category: G1	
				Railroad #: 31344	
HB1984: The Appraised value of \$480 in 2026 as compared to \$80 in 2021 is a 500.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		750	0	480	
GRAHAM ISD I&S		750	0	480	
GRAHAM ISD M&O		750	0	480	
NCT COLLEGE		750	0	480	
GRAHAM HOSPITAL		750	0	480	

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	300	120	Lease: 31460 Type: REAL	Owner #: 502581	
GRAHAM ISD I&S	300	120	Legal: CLERIHEW #1		
GRAHAM ISD M&O	300	120	BAY ROCK OPERATING		
NCT COLLEGE	300	120	A-24 TYNES S SEC 2		
GRAHAM HOSPITAL	300	120			
No 2021 Hist			.005000 Override Royalty		
			Category: G1		
			Railroad #: 31460		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	300	0	120		
GRAHAM ISD I&S	300	0	120		
GRAHAM ISD M&O	300	0	120		
NCT COLLEGE	300	0	120		
GRAHAM HOSPITAL	300	0	120		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY	310	270	Lease: 31464 Type: REAL	Owner #: 502581	
GRAHAM ISD I&S	310	270	Legal: BROWN #2		
GRAHAM ISD M&O	310	270	BAY ROCK OPERATING		
NCT COLLEGE	310	270	P R SPLANE SURVEY		
GRAHAM HOSPITAL	310	270	A-259		
			.005000 Override Royalty		
			Category: G1		
			Railroad #: 31464		
HB1984: The Appraised value of \$270 in 2026 as compared to \$370 in 2021 is a 27.03% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	310	0	270		
GRAHAM ISD I&S	310	0	270		
GRAHAM ISD M&O	310	0	270		
NCT COLLEGE	310	0	270		
GRAHAM HOSPITAL	310	0	270		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY	340	150	Lease: 31867 Type: REAL	Owner #: 502581	
GRAHAM ISD I&S	340	150	Legal: PETERSON		
GRAHAM ISD M&O	340	150	BAY ROCK OPERATING		
NCT COLLEGE	340	150	A- 274 SEC 2 S TYNES SUR		
GRAHAM HOSPITAL	340	150			
			.005000 Override Royalty		
			Category: G1		
			Railroad #: 31867		
HB1984: The Appraised value of \$150 in 2026 as compared to \$240 in 2021 is a 37.50% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	340	0	150		
GRAHAM ISD I&S	340	0	150		
GRAHAM ISD M&O	340	0	150		
NCT COLLEGE	340	0	150		
GRAHAM HOSPITAL	340	0	150		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 210	170	Lease: 279345 Type: REAL Owner #: 502581
GRAHAM ISD I&S	C 210	170	Legal: GAMESON #6
GRAHAM ISD M&O	C 210	170	BAY ROCK OPERATING
NCT COLLEGE	C 210	170	A- 274 SEC 2 S TYNES SUR
GRAHAM HOSPITAL	C 210	170	RRC 279345 503-41871
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2021 Hist			.005000 Override Royalty Category: G1 Railroad #: 279345

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	120	30	140		
GRAHAM ISD I&S	120	30	140		
GRAHAM ISD M&O	120	30	140		
NCT COLLEGE	120	30	140		
GRAHAM HOSPITAL	120	30	140		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	1,820	30	1,160		
GRAHAM ISD I&S	1,820	30	1,160		
GRAHAM ISD M&O	1,820	30	1,160		
NCT COLLEGE	1,820	30	1,160		
GRAHAM HOSPITAL	1,820	30	1,160		

