

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

STIVERS MICHAEL TRUST
% FNB TRUST DEPT
PO BOX 540
GRAHAM TX 76450-0540



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: 504916 1758

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	3,250	2,570	Lease: 24333 Type: REAL Owner #: 504916
GRAHAM ISD I&S	3,250	2,570	Legal: ALEXANDER -B
GRAHAM ISD M&O	3,250	2,570	PERRY OPERATING INC
NCT COLLEGE	3,250	2,570	A- 172 /LYNCH N SUR
GRAHAM HOSPITAL	3,250	2,570	RRC 24333
HB1984: The Appraised value of \$2,570 in 2026 as compared to \$2,330 in 2021 is a 10.30% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	3,250	0	2,570
GRAHAM ISD I&S	3,250	0	2,570
GRAHAM ISD M&O	3,250	0	2,570
NCT COLLEGE	3,250	0	2,570
GRAHAM HOSPITAL	3,250	0	2,570

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	400	240	Lease: 31785 Type: REAL Owner #: 504916
GRAHAM ISD I&S	400	240	Legal: SENTERS #2
GRAHAM ISD M&O	400	240	ITX CORPORATION
NCT COLLEGE	400	240	A- 227 SEC 1 POITEVENT
GRAHAM HOSPITAL	400	240	
HB1984: The Appraised value of \$240 in 2026 as compared to \$280 in 2021 is a 14.29% decrease.			.002232 Royalty Interest Category: G1 Railroad #: 31785
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	400	0	240
GRAHAM ISD I&S	400	0	240
GRAHAM ISD M&O	400	0	240
NCT COLLEGE	400	0	240
GRAHAM HOSPITAL	400	0	240

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	2,090	1,240	Lease: 31785 Type: REAL Owner #: 504916
GRAHAM ISD I&S	2,090	1,240	Legal: SENTERS #2
GRAHAM ISD M&O	2,090	1,240	ITX CORPORATION
NCT COLLEGE	2,090	1,240	A- 227 SEC 1 POITEVENT
GRAHAM HOSPITAL	2,090	1,240	
HB1984: The Appraised value of \$1,240 in 2026 as compared to \$1,450 in 2021 is a 14.48% decrease.			.011659 Override Royalty Category: G1 Railroad #: 31785
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	2,090	0	1,240
GRAHAM ISD I&S	2,090	0	1,240
GRAHAM ISD M&O	2,090	0	1,240
NCT COLLEGE	2,090	0	1,240
GRAHAM HOSPITAL	2,090	0	1,240

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	370	180	Lease: 175402 Type: REAL Owner #: 504916
GRAHAM ISD I&S	370	180	Legal: SENTERS W#3
GRAHAM ISD M&O	370	180	ITX CORPORATION
NCT COLLEGE	370	180	A-1140 SEC 2708 TE&L SUR
GRAHAM HOSPITAL	370	180	RRC 175402
HB1984: The Appraised value of \$180 in 2026 as compared to \$90 in 2021 is a 100.00% increase.			.002418 Royalty Interest Category: G1 Railroad #: 175402
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	180	0	180
GRAHAM ISD I&S	180	0	180
GRAHAM ISD M&O	180	0	180
NCT COLLEGE	180	0	180
GRAHAM HOSPITAL	180	0	180

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	1,770	840	Lease: 175402 Type: REAL Owner #: 504916
GRAHAM ISD I&S	1,770	840	Legal: SENTERS W#3
GRAHAM ISD M&O	1,770	840	ITX CORPORATION
NCT COLLEGE	1,770	840	A-1140 SEC 2708 TE&L SUR
GRAHAM HOSPITAL	1,770	840	RRC 175402
HB1984: The Appraised value of \$840 in 2026 as compared to \$420 in 2021 is a 100.00% increase.			.011659 Override Royalty Category: G1 Railroad #: 175402
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	840	0	840
GRAHAM ISD I&S	840	0	840
GRAHAM ISD M&O	840	0	840
NCT COLLEGE	840	0	840
GRAHAM HOSPITAL	840	0	840

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	80	60	Lease: 176090 Type: REAL Owner #: 504916
GRAHAM ISD I&S	80	60	Legal: SENTERS W#4
GRAHAM ISD M&O	80	60	ITX CORPORATION
NCT COLLEGE	80	60	A-1140 SEC 2708 TE&L SUR
GRAHAM HOSPITAL	80	60	RRC 176090
HB1984: The Appraised value of \$60 in 2026 as compared to \$180 in 2021 is a 66.67% decrease.			.002418 Royalty Interest Category: G1 Railroad #: 176090
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	80	0	60
GRAHAM ISD I&S	80	0	60
GRAHAM ISD M&O	80	0	60
NCT COLLEGE	80	0	60
GRAHAM HOSPITAL	80	0	60

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	390	270	Lease: 176090 Type: REAL Owner #: 504916
GRAHAM ISD I&S	390	270	Legal: SENTERS W#4
GRAHAM ISD M&O	390	270	ITX CORPORATION
NCT COLLEGE	390	270	A-1140 SEC 2708 TE&L SUR
GRAHAM HOSPITAL	390	270	RRC 176090
HB1984: The Appraised value of \$270 in 2026 as compared to \$850 in 2021 is a 68.24% decrease.			.011659 Override Royalty Category: G1 Railroad #: 176090
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	390	0	270
GRAHAM ISD I&S	390	0	270
GRAHAM ISD M&O	390	0	270
NCT COLLEGE	390	0	270
GRAHAM HOSPITAL	390	0	270

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		16,060	10,440	Lease: 251901 Type: REAL Owner #: 504916		
GRAHAM ISD I&S		16,060	10,440	Legal: INDIAN MOUND UNIT (IMU)		
GRAHAM ISD M&O		16,060	10,440	RIDGE OIL CO		
NCT COLLEGE		16,060	10,440	A- 781 TE&L #623/A-652 TE&L		
GRAHAM HOSPITAL		16,060	10,440	RRC 29703 #445		
				.000766 Override Royalty		
				Category: G1		
				Railroad #: 29703		
HB1984: The Appraised value of \$10,440 in 2026 as compared to \$13,930 in 2021 is a 25.05% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		16,060	0	10,440		
GRAHAM ISD I&S		16,060	0	10,440		
GRAHAM ISD M&O		16,060	0	10,440		
NCT COLLEGE		16,060	0	10,440		
GRAHAM HOSPITAL		16,060	0	10,440		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	23,290	0	15,840		
GRAHAM ISD I&S	23,290	0	15,840		
GRAHAM ISD M&O	23,290	0	15,840		
NCT COLLEGE	23,290	0	15,840		
GRAHAM HOSPITAL	23,290	0	15,840		