

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

1954 MANUFACTURING INC      PP  
% ARETE ADVISORS LLP  
8875 RESEARCH DRIVE  
IRVINE      CA 92618



**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: 5-21-2026  
ARB Hearing: 6-11-2026  
Owner: 505682 29  
  
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	145B	1,365,940	1,067,760	SEQ: 9900005 Type: PERSONAL Owner #: 505682
GRAHAM ISD I&S	145B	1,365,940	1,067,760	Legal: INVENTORY-PARTS/STEEL/STRUCTRL
GRAHAM ISD M&O	145B	1,365,940	1,067,760	4688 HWY 16 S OF GRAHAM
NCT COLLEGE	145B	1,365,940	1,067,760	GRAHAM ISD
GRAHAM HOSPITAL	145B	1,365,940	1,067,760	
Deductions: (145B) = HB9 EXEMPTION				Agent: 913 Category: L2C INDUS.- INVENTORY Rendered: Yes
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	1,365,940	125,000	942,760	
GRAHAM ISD I&S	1,365,940	125,000	942,760	
GRAHAM ISD M&O	1,365,940	125,000	942,760	
NCT COLLEGE	1,365,940	125,000	942,760	
GRAHAM HOSPITAL	1,365,940	125,000	942,760	

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	45,410	386,010	SEQ: 9900015 Type: PERSONAL Owner #: 505682
GRAHAM ISD I&S	45,410	386,010	Legal: INVENTORY - WORK IN PROGRESS
GRAHAM ISD M&O	45,410	386,010	
NCT COLLEGE	45,410	386,010	
GRAHAM HOSPITAL	45,410	386,010	
			Agent: 913
			Category: L2C INDUS.- INVENTORY
			Rendered: Yes
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	45,410	0	386,010
GRAHAM ISD I&S	45,410	0	386,010
GRAHAM ISD M&O	45,410	0	386,010
NCT COLLEGE	45,410	0	386,010
GRAHAM HOSPITAL	45,410	0	386,010

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	1,391,790	1,282,990	SEQ: 9900100 Type: PERSONAL Owner #: 505682
GRAHAM ISD I&S	1,391,790	1,282,990	Legal: F&F & MACH/EQUIP
GRAHAM ISD M&O	1,391,790	1,282,990	
NCT COLLEGE	1,391,790	1,282,990	
GRAHAM HOSPITAL	1,391,790	1,282,990	
			Agent: 913
			Category: L2J INDUS.- FURNITURE & FIXTURES
			Rendered: Yes
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,391,790	0	1,282,990
GRAHAM ISD I&S	1,391,790	0	1,282,990
GRAHAM ISD M&O	1,391,790	0	1,282,990
NCT COLLEGE	1,391,790	0	1,282,990
GRAHAM HOSPITAL	1,391,790	0	1,282,990

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	145B	31,000	SEQ: 9900200 Type: PERSONAL Owner #: 505682
GRAHAM ISD I&S	145B	31,000	Legal: 2022 RANGE ROVER VELAR
GRAHAM ISD M&O	145B	31,000	VIN#344185
NCT COLLEGE	145B	31,000	
GRAHAM HOSPITAL	145B	31,000	
			Agent: 913
			Category: L2M INDUS.- VEHICLES, TO 1 TON
			Rendered: Yes
Deductions: (145B) = HB9 EXEMPTION			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	0	31,000	0
GRAHAM ISD I&S	0	31,000	0
GRAHAM ISD M&O	0	31,000	0
NCT COLLEGE	0	31,000	0
GRAHAM HOSPITAL	0	31,000	0

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY	145B		10,500	SEQ: 9900205	Type: PERSONAL Owner #: 505682
GRAHAM ISD I&S	145B		10,500	Legal: 2014 RANGE ROVER SPORT	
GRAHAM ISD M&O	145B		10,500	VIN#306840	
NCT COLLEGE	145B		10,500		
GRAHAM HOSPITAL	145B		10,500		
Deductions: (145B) = HB9		EXEMPTION		Agent: 913	
				Category: L2M	INDUS.- VEHICLES, TO 1 TON
				Rendered: Yes	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	0	10,500	0		
GRAHAM ISD I&S	0	10,500	0		
GRAHAM ISD M&O	0	10,500	0		
NCT COLLEGE	0	10,500	0		
GRAHAM HOSPITAL	0	10,500	0		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,803,140	166,500	2,611,760		
GRAHAM ISD I&S	2,803,140	166,500	2,611,760		
GRAHAM ISD M&O	2,803,140	166,500	2,611,760		
NCT COLLEGE	2,803,140	166,500	2,611,760		
GRAHAM HOSPITAL	2,803,140	166,500	2,611,760		

