

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

AKERS HAZARD ACCT  
% ANNE MARQUART  
1243 FRANCES ST  
PASO ROBLES CA 93446



**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: 6001049 22  
  
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		C	500	510	Lease: 8946 Type: REAL Owner #: 6001049		
GRAHAM ISD I&S		C	500	510	Legal: AKERS C W		
GRAHAM ISD M&O		C	500	510	PETEX		
NCT COLLEGE		C	500	510	A- 183		
GRAHAM HOSPITAL		C	500	510	RRC 8946		
					.003953 Royalty Interest		
					Category: G1		
					Railroad #: 8946		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2021 Hist							
Taxing Units		Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		260		190	320		
GRAHAM ISD I&S		260		190	320		
GRAHAM ISD M&O		260		190	320		
NCT COLLEGE		260		190	320		
GRAHAM HOSPITAL		260		190	320		

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	C 480	420	Lease: 107006 Type: REAL Owner #: 6001049
GRAHAM ISD I&S	C 480	420	Legal: AKERS C W W#3
GRAHAM ISD M&O	C 480	420	PETEX
NCT COLLEGE	C 480	420	A- 183 MCCLUER W SUR
GRAHAM HOSPITAL	C 480	420	RRC 107006
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.003953 Royalty Interest
HB1984: The Appraised value of \$420 in 2026 as compared to \$50 in 2021 is a 740.00% increase.			Category: G1
			Railroad #: 107006
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	260	100	320
GRAHAM ISD I&S	260	100	320
GRAHAM ISD M&O	260	100	320
NCT COLLEGE	260	100	320
GRAHAM HOSPITAL	260	100	320

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	520	290	640		
GRAHAM ISD I&S	520	290	640		
GRAHAM ISD M&O	520	290	640		
NCT COLLEGE	520	290	640		
GRAHAM HOSPITAL	520	290	640		