

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

BEREN CORP  
2020 N BRAMBLEWOOD ST  
WICHITA KS 67206-1094



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: 6001499 134  
  
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		51,080	32,050	Lease: 8174 Type: REAL Owner #: 6001499	
NEWCASTLE ISD		51,080	32,050	Legal: KING B W	
OLNEY HOSPITAL		51,080	32,050	BEREN CORPORATION A- 740 SEC 735 RRC 8174  .820312 Working Interest Category: G1 Railroad #: 8174	
HB1984: The Appraised value of \$32,050 in 2026 as compared to \$8,200 in 2021 is a 290.85% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	51,080	0	32,050		
NEWCASTLE ISD	51,080	0	32,050		
OLNEY HOSPITAL	51,080	0	32,050		

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	1,760	1,760	Lease: 13054 Type: REAL Owner #: 6001499
GRAHAM ISD I&S	1,760	1,760	Legal: MCNEILL JESSIE
GRAHAM ISD M&O	1,760	1,760	BEREN CORP
NCT COLLEGE	1,760	1,760	A- 28 SEC 4 BBB&C
GRAHAM HOSPITAL	1,760	1,760	RRC 13054
			.820310 Working Interest
			Category: G1
			Railroad #: 13054
HB1984: The Appraised value of \$1,760 in 2026 as compared to \$3,510 in 2021 is a 49.86% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,760	0	1,760
GRAHAM ISD I&S	1,760	0	1,760
GRAHAM ISD M&O	1,760	0	1,760
NCT COLLEGE	1,760	0	1,760
GRAHAM HOSPITAL	1,760	0	1,760

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	62,530	34,300	Lease: 13721 Type: REAL Owner #: 6001499
GRAHAM ISD I&S	62,530	34,300	Legal: GILMORE H C #1
GRAHAM ISD M&O	62,530	34,300	BEREN CORP
NCT COLLEGE	62,530	34,300	A- 25 SEC 1 BBB & CRR SUR
GRAHAM HOSPITAL	62,530	34,300	RRC 13721 #1
			.847656 Working Interest
			Category: G1
			Railroad #: 13721
HB1984: The Appraised value of \$34,300 in 2026 as compared to \$85,300 in 2021 is a 59.79% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	62,530	0	34,300
GRAHAM ISD I&S	62,530	0	34,300
GRAHAM ISD M&O	62,530	0	34,300
NCT COLLEGE	62,530	0	34,300
GRAHAM HOSPITAL	62,530	0	34,300

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	119,340	103,860	Lease: 29629 Type: REAL Owner #: 6001499
GRAHAM ISD I&S	119,340	103,860	Legal: GILMORE H C #4
GRAHAM ISD M&O	119,340	103,860	BEREN CORPORAT
NCT COLLEGE	119,340	103,860	A- 25 SEC 1 BBB & CRR SUR
GRAHAM HOSPITAL	119,340	103,860	RRC 29629 #4
			.847656 Working Interest
			Category: G1
			Railroad #: 29629
HB1984: The Appraised value of \$103,860 in 2026 as compared to \$123,930 in 2021 is a 16.19% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	119,340	0	103,860
GRAHAM ISD I&S	119,340	0	103,860
GRAHAM ISD M&O	119,340	0	103,860
NCT COLLEGE	119,340	0	103,860
GRAHAM HOSPITAL	119,340	0	103,860

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	9,970	6,390	Lease: 33764 Type: REAL Owner #: 6001499
GRAHAM ISD I&S	9,970	6,390	Legal: MCNEILL
GRAHAM ISD M&O	9,970	6,390	BEREN CORP
NCT COLLEGE	9,970	6,390	A- 28 SEC 4 BBB&C
GRAHAM HOSPITAL	9,970	6,390	RRC 33764 503-42378
.820312 Working Interest Category: G1 Railroad #: 33764			
HB1984: The Appraised value of \$6,390 in 2026 as compared to \$92,320 in 2021 is a 93.08% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	9,970	0	6,390
GRAHAM ISD I&S	9,970	0	6,390
GRAHAM ISD M&O	9,970	0	6,390
NCT COLLEGE	9,970	0	6,390
GRAHAM HOSPITAL	9,970	0	6,390

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	35,510	17,280	Lease: 177991 Type: REAL Owner #: 6001499
GRAHAM ISD I&S	35,510	17,280	Legal: GILMORE H C #2
GRAHAM ISD M&O	35,510	17,280	BEREN CORPORAT
NCT COLLEGE	35,510	17,280	A- 25 BLK 1 BBB & CRR SUR
GRAHAM HOSPITAL	35,510	17,280	RRC 177991 #2
.847650 Working Interest Category: G1 Railroad #: 177991			
HB1984: The Appraised value of \$17,280 in 2026 as compared to \$42,710 in 2021 is a 59.54% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	35,510	0	17,280
GRAHAM ISD I&S	35,510	0	17,280
GRAHAM ISD M&O	35,510	0	17,280
NCT COLLEGE	35,510	0	17,280
GRAHAM HOSPITAL	35,510	0	17,280

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	280,190	0	195,640		
NEWCASTLE ISD	51,080	0	32,050		
OLNEY HOSPITAL	51,080	0	32,050		
GRAHAM ISD I&S	229,110	0	163,590		
GRAHAM ISD M&O	229,110	0	163,590		
NCT COLLEGE	229,110	0	163,590		
GRAHAM HOSPITAL	229,110	0	163,590		

