

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

CAIN RUBYETTA  
805 ELM ST  
GRAHAM TX 76450-3407



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: 884 300

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	4,140	3,330	Lease: 19632	Type: REAL	Owner #: 884
NEWCASTLE ISD	4,140	3,330	Legal: EASTERLING H R		
OLNEY HOSPITAL	4,140	3,330	AURORA EXPLORATION		
			A- 637 SEC 430 /TE & L SUR		
			.094638 Royalty Interest		
			Category: G1		
			Railroad #: 19632		
HB1984: The Appraised value of \$3,330 in 2026 as compared to \$2,600 in 2021 is a 28.08% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	4,140	0	3,330		
NEWCASTLE ISD	4,140	0	3,330		
OLNEY HOSPITAL	4,140	0	3,330		

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	4,570	2,970	Lease: 251901 Type: REAL Owner #: 884
GRAHAM ISD I&S	4,570	2,970	Legal: INDIAN MOUND UNIT (IMU)
GRAHAM ISD M&O	4,570	2,970	RIDGE OIL CO
NCT COLLEGE	4,570	2,970	A- 781 TE&L #623/A-652 TE&L
GRAHAM HOSPITAL	4,570	2,970	RRC 29703 #445
			.000218 Royalty Interest
			Category: G1
			Railroad #: 29703
HB1984: The Appraised value of \$2,970 in 2026 as compared to \$3,960 in 2021 is a 25.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	4,570	0	2,970
GRAHAM ISD I&S	4,570	0	2,970
GRAHAM ISD M&O	4,570	0	2,970
NCT COLLEGE	4,570	0	2,970
GRAHAM HOSPITAL	4,570	0	2,970

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	650	420	Lease: 251901 Type: REAL Owner #: 884
GRAHAM ISD I&S	650	420	Legal: INDIAN MOUND UNIT (IMU)
GRAHAM ISD M&O	650	420	RIDGE OIL CO
NCT COLLEGE	650	420	A- 781 TE&L #623/A-652 TE&L
GRAHAM HOSPITAL	650	420	RRC 29703 #445
			.000031 Override Royalty
			Category: G1
			Railroad #: 29703
HB1984: The Appraised value of \$420 in 2026 as compared to \$570 in 2021 is a 26.32% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	650	0	420
GRAHAM ISD I&S	650	0	420
GRAHAM ISD M&O	650	0	420
NCT COLLEGE	650	0	420
GRAHAM HOSPITAL	650	0	420

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	9,360	0	6,720		
NEWCASTLE ISD	4,140	0	3,330		
OLNEY HOSPITAL	4,140	0	3,330		
GRAHAM ISD I&S	5,220	0	3,390		
GRAHAM ISD M&O	5,220	0	3,390		
NCT COLLEGE	5,220	0	3,390		
GRAHAM HOSPITAL	5,220	0	3,390		