

This is NOT a Tax Statement **Notice Of Appraised Value** Do NOT Pay From This Notice

CALHOUN COUNTY APPRAISAL DIST
PO BOX 49
426 W MAIN STREET
PORT LAVACA TX 77979-0049
361-552-8808

info@calhouncad.org

FISHER STEVEN A
PO BOX 1042
PORT LAVACA TX 77979-1042



APPRAISAL YEAR 2024

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/18/2024 AT: 9:00 AM
APPRAISAL DISTRICT OFFICE
426 W MAIN STREET
PORT LAVACA TX 77979
FOR QUESTIONS CONCERNING
VALUES CALL PRITCHARD & ABBOTT
832-243-9600

Protest Deadline: 5-30-2024
ARB Hearing: 6-18-2024
Owner: 179367 77

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 2024	PROPERTY DESCRIPTION	
COUNTY	C		40	330	Lease: 3004	Type: REAL Owner #: 179367
GROUNDWATER CD	C		40	330	Legal: TRAYLOR MAUDE B W#31	
CALHOUN ISD I&S	C		40	330	SILVERBROOK OPERATIN	
CALHOUN ISD M&O	C		40	330	AB 120 MALDONADO J	
PORT AUTHORITY	G C		40	330	RRC 3004	
					.002524 Royalty Interest	
					Category: G1	
					Railroad #: 3004	
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$330 in 2024 as compared to \$3,510 in 2019 is a 90.60% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		40	282	48		
GROUNDWATER CD		40	282	48		
CALHOUN ISD I&S		40	282	48		
CALHOUN ISD M&O		40	282	48		
PORT AUTHORITY		0	330	0		

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,

PAUL SPAETH
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY	C	740	2,230	Lease: 139303	Type: REAL Owner #: 179367
GROUNDWATER CD	C	740	2,230	Legal: FRERICH S F L W#02	
CALHOUN ISD I&S	C	740	2,230	TEXAS INDEPENDENT EX	
CALHOUN ISD M&O	C	740	2,230	AB 147 TIMMONS JOSEPH	
WCID #1	C	740	2,230	RRC 139303	
				.002283 Royalty Interest	
				Category: G1	
				Railroad #: 139303	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$2,230 in 2024 as compared to \$120 in 2019 is a 1758.33% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		740	1,342	888	
GROUNDWATER CD		740	1,342	888	
CALHOUN ISD I&S		740	1,342	888	
CALHOUN ISD M&O		740	1,342	888	
WCID #1		740	1,342	888	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY	C	990	2,980	Lease: 139303	Type: REAL Owner #: 179367
GROUNDWATER CD	C	990	2,980	Legal: FRERICH S F L W#02	
CALHOUN ISD I&S	C	990	2,980	TEXAS INDEPENDENT EX	
CALHOUN ISD M&O	C	990	2,980	AB 147 TIMMONS JOSEPH	
WCID #1	C	990	2,980	RRC 139303	
				.003044 Override Royalty	
				Category: G1	
				Railroad #: 139303	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$2,980 in 2024 as compared to \$150 in 2019 is a 1886.67% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		990	1,792	1,188	
GROUNDWATER CD		990	1,792	1,188	
CALHOUN ISD I&S		990	1,792	1,188	
CALHOUN ISD M&O		990	1,792	1,188	
WCID #1		990	1,792	1,188	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY	C	10	150	Lease: 166338	Type: REAL Owner #: 179367
GROUNDWATER CD	C	10	150	Legal: TRAYLOR MAUDE B W#36	
CALHOUN ISD I&S	C	10	150	SILVERBROOK OPERATIN	
CALHOUN ISD M&O	C	10	150	AB 120 MALDONADO J	
PORT AUTHORITY	G C	10	150	RRC 166338	
				.002525 Royalty Interest	
				Category: G1	
				Railroad #: 166338	
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$150 in 2024 as compared to \$160 in 2019 is a 6.25% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		10	138	12	
GROUNDWATER CD		10	138	12	
CALHOUN ISD I&S		10	138	12	
CALHOUN ISD M&O		10	138	12	
PORT AUTHORITY		0	150	0	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	1,780	3,554	2,136		
GROUNDWATER CD	1,780	3,554	2,136		
CALHOUN ISD I&S	1,780	3,554	2,136		
CALHOUN ISD M&O	1,780	3,554	2,136		
PORT AUTHORITY	0	480	0		
WCID #1	1,730	3,134	2,076		