

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

BOKERNEY LUCINDA
811 ELM CREEK RD
NEW BRAUNFELS TX 78132-3019



APPAISAL YEAR 2024

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/18/2024 AT: 9:00 AM
APPAISAL 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: 86009 20

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE
APPAISAL 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	2,730	11,590	Lease: 1	Type: REAL	Owner #: 86009
GROUNDWATER CD	C	2,730	11,590	Legal: HAHN W#02		
CALHOUN ISD I&S	C	2,730	11,590	KEBO OIL & GAS INC		
CALHOUN ISD M&O	C	2,730	11,590	AB 146 TILLEY J P		
PORT AUTHORITY	C	2,730	11,590	RRC 8795 UNIT 9908795		
DRAINAGE DD #10	C	2,730	11,590	.005580 Royalty Interest		
				Category: G1		
				Railroad #: 8795		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$11,590 in 2024 as compared to \$3,660 in 2019 is a 216.67% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	2,730	8,314	3,276			
GROUNDWATER CD	2,730	8,314	3,276			
CALHOUN ISD I&S	2,730	8,314	3,276			
CALHOUN ISD M&O	2,730	8,314	3,276			
PORT AUTHORITY	2,730	8,314	3,276			
DRAINAGE DD #10	2,730	8,314	3,276			

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		220	250	Lease: 850028	Type: REAL	Owner #: 86009
GROUNDWATER CD		220	250	Legal: DOUBLE DOWN W#1		
CALHOUN ISD I&S		220	250	KEBO OIL & GAS INC		
CALHOUN ISD M&O		220	250	AB 146 TILLY J P		
PORT AUTHORITY		220	250	RRC 12403		
DRAINAGE DD #10		220	250			
No 2019 Hist				.000505 Royalty Interest		
				Category: G1		
				Railroad #: 12403		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	220	0	250			
GROUNDWATER CD	220	0	250			
CALHOUN ISD I&S	220	0	250			
CALHOUN ISD M&O	220	0	250			
PORT AUTHORITY	220	0	250			
DRAINAGE DD #10	220	0	250			

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,950	8,314	3,526		
GROUNDWATER CD	2,950	8,314	3,526		
CALHOUN ISD I&S	2,950	8,314	3,526		
CALHOUN ISD M&O	2,950	8,314	3,526		
PORT AUTHORITY	2,950	8,314	3,526		
DRAINAGE DD #10	2,950	8,314	3,526		