

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

APPRAISAL YEAR 2026

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 7/15/2026 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: 6/22/2026
ARB Hearing: 7/15/2026
Owner: 580334 58
VISIT WWW.PANDAI.COM AND SELECT MINERAL
OR PERSONAL PROPERTY APPRAISAL ACCESS
FOR LIVE APPRAISAL VALUES, REPORTS, AND
MINERAL FAQ'S.

info@calhouncad.org

LOCKE INVESTMENTS LLC
% PIVOTAL TAX SOLUTIONS LLC
1550 E MCKELLIPS RD #123
MESA AZ 85203



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	145F	1,737,460	1,433,850	SEQ: 9900005 Owner #: 580334
GROUNDWATER CD	145F	1,737,460	1,433,850	Legal: MACHINERY & EQUIPMENT
CALHOUN ISD I&S	145F	1,737,460	1,433,850	201 FORMOSA DRIVE
CALHOUN ISD M&O	145F	1,737,460	1,433,850	201 FORMOSA DRIVE
PORT AUTHORITY	145F	1,737,460	1,433,850	95314
				Agent: 655
Deductions: (145F) = HB9 EXEMPTION				Category: L2G INDUS.- MACHINERY & EQUIPMENT
				Rendered: Yes
PROPOSED TAXABLE VALUE MAY CHANGE BASED ON ANY HB9 EXEMPTIONS THE PROPERTY COULD QUALIFY FOR.				
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	1,737,460	65,772	1,368,078	
GROUNDWATER CD	1,737,460	65,772	1,368,078	
CALHOUN ISD I&S	1,737,460	65,772	1,368,078	
CALHOUN ISD M&O	1,737,460	65,772	1,368,078	
PORT AUTHORITY	1,737,460	65,772	1,368,078	

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 2026	Property Description	
COUNTY	145F	5,000	597,970	SEQ: 9900010	Owner #: 580334
GROUNDWATER CD	145F	5,000	597,970	Legal: INVENTORY	
CALHOUN ISD I&S	145F	5,000	597,970	201 FORMOSA DRIVE	
CALHOUN ISD M&O	145F	5,000	597,970		
PORT AUTHORITY	145F	5,000	597,970	95315	Agent: 655
Deductions: (145F) = HB9 EXEMPTION				Category: L2C INDUS.- INVENTORY	
PROPOSED TAXABLE VALUE MAY CHANGE BASED ON ANY HB9 EXEMPTIONS THE PROPERTY COULD QUALIFY FOR				Rendered: Yes	
Taxing Units		Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		5,000	27,430	570,540	
GROUNDWATER CD		5,000	27,430	570,540	
CALHOUN ISD I&S		5,000	27,430	570,540	
CALHOUN ISD M&O		5,000	27,430	570,540	
PORT AUTHORITY		5,000	27,430	570,540	

Mineral Appraisal Information		Last Year	PROPOSED 2026	Property Description	
COUNTY	145F	13,560	208,700	SEQ: 9900015	Owner #: 580334
GROUNDWATER CD	145F	13,560	208,700	Legal: FURNITURE & FIXTURES/COMPUTERS	
CALHOUN ISD I&S	145F	13,560	208,700	201 FORMOSA DRIVE	
CALHOUN ISD M&O	145F	13,560	208,700		
PORT AUTHORITY	145F	13,560	208,700	95316	Agent: 655
Deductions: (145F) = HB9 EXEMPTION				Category: L2J INDUS.- FURNITURE & FIXTURES	
PROPOSED TAXABLE VALUE MAY CHANGE BASED ON ANY HB9 EXEMPTIONS THE PROPERTY COULD QUALIFY FOR				Rendered: Yes	
Taxing Units		Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		13,560	9,574	199,126	
GROUNDWATER CD		13,560	9,574	199,126	
CALHOUN ISD I&S		13,560	9,574	199,126	
CALHOUN ISD M&O		13,560	9,574	199,126	
PORT AUTHORITY		13,560	9,574	199,126	

Mineral Appraisal Information		Last Year	PROPOSED 2026	Property Description	
COUNTY	145F	12,750	10,560	SEQ: 9900020	Owner #: 580334
GROUNDWATER CD	145F	12,750	10,560	Legal: VEHICLES	
CALHOUN ISD I&S	145F	12,750	10,560	201 FORMOSA DRIVE	
CALHOUN ISD M&O	145F	12,750	10,560		
PORT AUTHORITY	145F	12,750	10,560		Agent: 655
Deductions: (145F) = HB9 EXEMPTION				Category: L2M INDUS.- VEHICLES, TO 1 TON	
PROPOSED TAXABLE VALUE MAY CHANGE BASED ON ANY HB9 EXEMPTIONS THE PROPERTY COULD QUALIFY FOR				Rendered: Yes	
Taxing Units		Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		12,750	485	10,075	
GROUNDWATER CD		12,750	485	10,075	
CALHOUN ISD I&S		12,750	485	10,075	
CALHOUN ISD M&O		12,750	485	10,075	
PORT AUTHORITY		12,750	485	10,075	

***** TOTAL FOR ALL ABOVE PARCELS *****

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	1,768,770	103,261	2,147,819		
GROUNDWATER CD	1,768,770	103,261	2,147,819		
CALHOUN ISD I&S	1,768,770	103,261	2,147,819		
CALHOUN ISD M&O	1,768,770	103,261	2,147,819		
PORT AUTHORITY	1,768,770	103,261	2,147,819		