

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: 60966 37
VISIT WWW.PANDAI.COM AND SELECT MINERAL
OR PERSONAL PROPERTY APPRAISAL ACCESS
FOR LIVE APPRAISAL VALUES, REPORTS, AND
MINERAL FAQ'S.

info@calhouncad.org

VICTORIA ELECTRIC COOP INC
% RYAN LLC
112 EAST PECAN SUITE 2315
SAN ANTONIO TX 78205



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	145D1	3,371,970	3,903,120	SEQ: 9900010 Owner #: 60966
GROUNDWATER CD	145D1	3,371,970	3,903,120	Legal: 3336 METERS - CALHOUN COUNTY
CALHOUN ISD I&S	145D1	3,371,970	3,903,120	
CALHOUN ISD M&O	145D1	3,371,970	3,903,120	12945 Agent: 377
Deductions: (145D1) = HB9 EXEMPTION				Category: J3 ELECTRIC - UTILITY EQUIP 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	3,371,970	125,000	3,778,120	
GROUNDWATER CD	3,371,970	125,000	3,778,120	
CALHOUN ISD I&S	3,371,970	125,000	3,778,120	
CALHOUN ISD M&O	3,371,970	125,000	3,778,120	

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		383,260	443,430	SEQ: 9900020	Owner #: 60966
GROUNDWATER CD		383,260	443,430	Legal: 379 METERS - SOUTH CENTRAL	
CALHOUN ISD I&S		383,260	443,430	WATER CONTROL & IMP DIST.	
CALHOUN ISD M&O		383,260	443,430		
PORT AUTHORITY	145D1	383,260	443,430	50501	Agent: 377
Deductions: (145D1) = HB9 EXEMPTION				Category: J3 ELECTRIC - UTILITY EQUIP	
				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		383,260	0	443,430	
GROUNDWATER CD		383,260	0	443,430	
CALHOUN ISD I&S		383,260	0	443,430	
CALHOUN ISD M&O		383,260	0	443,430	
PORT AUTHORITY		383,260	125,000	318,430	

Mineral Appraisal Information		Last Year	PROPOSED 2026	Property Description	
COUNTY		22,940	22,940	SEQ: 9900030	Owner #: 60966
GROUNDWATER CD		22,940	22,940	Legal: 951 KVA SUBSTATION -	
CALHOUN ISD I&S		22,940	22,940	PORT O'CONNOR	
CALHOUN ISD M&O		22,940	22,940		
PORT O'CON IMP	145D1	22,940	22,940	12952	Agent: 377
Deductions: (145D1) = HB9 EXEMPTION				Category: J3 ELECTRIC - UTILITY EQUIP	
				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		22,940	0	22,940	
GROUNDWATER CD		22,940	0	22,940	
CALHOUN ISD I&S		22,940	0	22,940	
CALHOUN ISD M&O		22,940	0	22,940	
PORT O'CON IMP		22,940	22,940	0	

Mineral Appraisal Information		Last Year	PROPOSED 2026	Property Description	
COUNTY		1,963,520	2,272,140	SEQ: 9900040	Owner #: 60966
GROUNDWATER CD		1,963,520	2,272,140	Legal: 1942 METERS POC IMP DISTRICT	
CALHOUN ISD I&S		1,963,520	2,272,140		
CALHOUN ISD M&O		1,963,520	2,272,140		
PORT O'CON IMP	145D1	1,963,520	2,272,140	12959	Agent: 377
Deductions: (145D1) = HB9 EXEMPTION				Category: J3 ELECTRIC - UTILITY EQUIP	
				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		1,963,520	0	2,272,140	
GROUNDWATER CD		1,963,520	0	2,272,140	
CALHOUN ISD I&S		1,963,520	0	2,272,140	
CALHOUN ISD M&O		1,963,520	0	2,272,140	
PORT O'CON IMP		1,963,520	102,060	2,170,080	

Mineral Appraisal Information	Last Year	PROPOSED 2026	Property Description
COUNTY	4,050	3,440	SEQ: 9900050 Owner #: 60966
GROUNDWATER CD	4,050	3,440	Legal: MISC PERSONAL PROPERTY AT
CALHOUN ISD I&S	4,050	3,440	15552 SH 185 E PT OCONNOR
CALHOUN ISD M&O	4,050	3,440	85709
PORT O'CON IMP	4,050	3,440	Agent: 377
			Category: J3 ELECTRIC - UTILITY EQUIP Rendered: Yes

Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	4,050	0	3,440
GROUNDWATER CD	4,050	0	3,440
CALHOUN ISD I&S	4,050	0	3,440
CALHOUN ISD M&O	4,050	0	3,440
PORT O'CON IMP	4,050	0	3,440

***** TOTAL FOR ALL ABOVE PARCELS *****					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	5,745,740	125,000	6,520,070		
GROUNDWATER CD	5,745,740	125,000	6,520,070		
CALHOUN ISD I&S	5,745,740	125,000	6,520,070		
CALHOUN ISD M&O	5,745,740	125,000	6,520,070		
PORT AUTHORITY	383,260	125,000	318,430		
PORT O'CON IMP	1,990,510	125,000	2,173,520		