

GREG COOK  
AUSTIN COUNTY APPRAISAL DIST  
906 E AMELIA  
BELLVILLE, TX 77418  
  
979-865-9124

CABLE ONE  
% RYAN LLC  
112 EAST PECAN SUITE 2315  
SAN ANTONIO TX 78205



APPRAISAL YEAR 2024

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 7/12/2024 AT 9:00 AM  
AUSTIN COUNTY APPRAISAL DIST  
906 E AMELIA  
BELLVILLE TX 77418  
QUESTIONS CONCERNING MINERAL  
VALUES, CONTACT PRITCHARD &  
ABBOTT AT 832-243-9600  
Protest Deadline: 6/21/2024  
ARB Hearing: 7/12/2024  
Owner: 503443 31  
VISIT WWW.PANDAI.COM AND SELECT MINERAL  
OR PERSONAL PROPERTY APPRAISAL ACCESS  
FOR LIVE APPRAISAL VALUES, REPORTS, AND  
MINERAL FAQ'S.

austincad@gmail.com

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		253,670	181,420	SEQ: 9900005	Owner #: 503443
FM RD		253,670	181,420	Legal: CABLE TV SYSTEM & ASSOC EQUIP	
SPEC RD/BRIDGE		253,670	181,420	SEALY ISD	
SEALY CITY		253,670	181,420	P60122	
SEALY ISD		253,670	181,420		
AUSTIN CO PREC4		253,670	181,420	Agent: 377	
AUST CO ESD #2		253,670	181,420	Category: J7 CABLE TV	

Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	253,670	0	181,420		
FM RD	253,670	0	181,420		
SPEC RD/BRIDGE	253,670	0	181,420		
SEALY CITY	253,670	0	181,420		
SEALY ISD	253,670	0	181,420		
AUSTIN CO PREC4	253,670	0	181,420		
AUST CO ESD #2	253,670	0	181,420		

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,

GREG COOK  
Chief Appraiser

Mineral Appraisal Information	Last Year	PROPOSED 2024	Property Description
COUNTY	126,840	90,710	SEQ: 9900010 Owner #: 503443
FM RD	126,840	90,710	Legal: CABLE TV SYSTEM & ASSOC EQUIP
SPEC RD/BRIDGE	126,840	90,710	BELLVILLE ISD
BELLVILLE CITY	126,840	90,710	P60123
BELLVILLE ISD	126,840	90,710	
BELLVILLE HOSP	126,840	90,710	Agent: 377
			Category: J7 CABLE TV
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	126,840	0	90,710
FM RD	126,840	0	90,710
SPEC RD/BRIDGE	126,840	0	90,710
BELLVILLE CITY	126,840	0	90,710
BELLVILLE ISD	126,840	0	90,710
BELLVILLE HOSP	126,840	0	90,710

Mineral Appraisal Information	Last Year	PROPOSED 2024	Property Description
COUNTY	2,340	1,670	SEQ: 9900015 Owner #: 503443
FM RD	2,340	1,670	Legal: CABLE TV SYSTEM & ASSOC EQUIP
SPEC RD/BRIDGE	2,340	1,670	OUTSIDE CITY OF BELLVILLE
BELLVILLE ISD	2,340	1,670	P65863
BELLVILLE HOSP	2,340	1,670	Agent: 377
			Category: J7 CABLE TV
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	2,340	0	1,670
FM RD	2,340	0	1,670
SPEC RD/BRIDGE	2,340	0	1,670
BELLVILLE ISD	2,340	0	1,670
BELLVILLE HOSP	2,340	0	1,670

Mineral Appraisal Information	Last Year	PROPOSED 2024	Property Description
COUNTY	1,160	830	SEQ: 9900030 Owner #: 503443
FM RD	1,160	830	Legal: CABLE TV SYSTEM & ASSOC EQUIP
SPEC RD/BRIDGE	1,160	830	OUTSIDE CITY OF SEALY
SEALY ISD	1,160	830	P65864
AUSTIN CO PREC3	1,160	830	
AUST CO ESD #2	1,160	830	Agent: 377
			Category: J7 CABLE TV
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,160	0	830
FM RD	1,160	0	830
SPEC RD/BRIDGE	1,160	0	830
SEALY ISD	1,160	0	830
AUSTIN CO PREC3	1,160	0	830
AUST CO ESD #2	1,160	0	830

Mineral Appraisal Information	Last Year	PROPOSED 2024	Property Description
COUNTY	0	54,000	SEQ: 9900035 Owner #: 503443
FM RD	0	54,000	Legal: 200' GUYED TOWER 1980
SPEC RD/BRIDGE	0	54,000	3433 OUTLET CENTER DR
SEALY CITY	0	54,000	SEALY FCC#1051386
SEALY ISD	0	54,000	TOWER SOLD TO CABLE ONE 2022
AUSTIN CO PREC4	0	54,000	Agent: 377
AUST CO ESD #2	0	54,000	Category: L2P INDUS.- RADIO TOWERS

  

Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	0	0	54,000		
FM RD	0	0	54,000		
SPEC RD/BRIDGE	0	0	54,000		
SEALY CITY	0	0	54,000		
SEALY ISD	0	0	54,000		
AUSTIN CO PREC4	0	0	54,000		
AUST CO ESD #2	0	0	54,000		

***** TOTAL FOR ALL ABOVE PARCELS *****					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	384,010	0	328,630		
FM RD	384,010	0	328,630		
SPEC RD/BRIDGE	384,010	0	328,630		
SEALY CITY	253,670	0	235,420		
SEALY ISD	254,830	0	236,250		
AUSTIN CO PREC4	253,670	0	235,420		
AUST CO ESD #2	254,830	0	236,250		
BELLVILLE CITY	126,840	0	90,710		
BELLVILLE ISD	129,180	0	92,380		
BELLVILLE HOSP	129,180	0	92,380		
AUSTIN CO PREC3	1,160	0	830		