

GREG COOK
AUSTIN COUNTY APPRAISAL DIST
906 E AMELIA
BELLVILLE, TX 77418

979-865-9124

HANSON AGGREGATES CENTRAL INC
% RYAN LLC
PO BOX 802206
DALLAS TX 75380-2206

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: 503930 33
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		2,845,300	3,129,830	SEQ: 9900005	Owner #: 503930
FM RD		2,845,300	3,129,830	Legal: MACHINERY & EQUIPMENT	
SPEC RD/BRIDGE		2,845,300	3,129,830	6135 COODY LANE	
SEALY ISD		2,845,300	3,129,830		
AUSTIN CO PREC4		2,845,300	3,129,830	P55730	
AUST CO ESD #1		2,845,300	3,129,830		Agent: 442
				Category: L2G INDUS.- MACHINERY & EQUIPMENT	

Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	2,845,300	0	3,129,830		
FM RD	2,845,300	0	3,129,830		
SPEC RD/BRIDGE	2,845,300	0	3,129,830		
SEALY ISD	2,845,300	0	3,129,830		
AUSTIN CO PREC4	2,845,300	0	3,129,830		
AUST CO ESD #1	2,845,300	0	3,129,830		

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	110,600	138,250	SEQ: 9900010 Owner #: 503930
FM RD	110,600	138,250	Legal: INVENTORY & SUPPLIES
SPEC RD/BRIDGE	110,600	138,250	6135 COODY LANE
SEALY ISD	110,600	138,250	
AUSTIN CO PREC4	110,600	138,250	P55730
AUST CO ESD #1	110,600	138,250	Agent: 442
			Category: L2C INDUS.- INVENTORY
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	110,600	0	138,250
FM RD	110,600	0	138,250
SPEC RD/BRIDGE	110,600	0	138,250
SEALY ISD	110,600	0	138,250
AUSTIN CO PREC4	110,600	0	138,250
AUST CO ESD #1	110,600	0	138,250

Mineral Appraisal Information	Last Year	PROPOSED 2024	Property Description
COUNTY	15,000	18,750	SEQ: 9900015 Owner #: 503930
FM RD	15,000	18,750	Legal: VEHICLE
SPEC RD/BRIDGE	15,000	18,750	6135 COODY LANE
SEALY ISD	15,000	18,750	
AUSTIN CO PREC4	15,000	18,750	P55730
AUST CO ESD #1	15,000	18,750	Agent: 442
			Category: L2M INDUS.- VEHICLES, TO 1 TON
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	15,000	0	18,750
FM RD	15,000	0	18,750
SPEC RD/BRIDGE	15,000	0	18,750
SEALY ISD	15,000	0	18,750
AUSTIN CO PREC4	15,000	0	18,750
AUST CO ESD #1	15,000	0	18,750

Mineral Appraisal Information	Last Year	PROPOSED 2024	Property Description
COUNTY	3,729,100	4,288,460	SEQ: 9900020 Owner #: 503930
FM RD	3,729,100	4,288,460	Legal: MOBILE MACHINERY & EQUIP
SPEC RD/BRIDGE	3,729,100	4,288,460	6135 COODY LANE
SEALY ISD	3,729,100	4,288,460	
AUSTIN CO PREC4	3,729,100	4,288,460	P55730
AUST CO ESD #1	3,729,100	4,288,460	Agent: 442
			Category: L2G INDUS.- MACHINERY & EQUIPMENT
Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	3,729,100	0	4,288,460
FM RD	3,729,100	0	4,288,460
SPEC RD/BRIDGE	3,729,100	0	4,288,460
SEALY ISD	3,729,100	0	4,288,460
AUSTIN CO PREC4	3,729,100	0	4,288,460
AUST CO ESD #1	3,729,100	0	4,288,460

***** TOTAL FOR ALL ABOVE PARCELS *****					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	6,700,000	0	7,575,290		
FM RD	6,700,000	0	7,575,290		
SPEC RD/BRIDGE	6,700,000	0	7,575,290		
SEALY ISD	6,700,000	0	7,575,290		
AUSTIN CO PREC4	6,700,000	0	7,575,290		
AUST CO ESD #1	6,700,000	0	7,575,290		