

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

979-865-9124

OPTIMA STEEL INTERNATIONAL LLC
% J JOSEPH CONSULTING INC
21732 HARDY OAK BLVD STE 101
SAN ANTONIO TX 78258-4832



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: 508593 29
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	3,494,140	3,067,590	SEQ: 9900005 Owner #: 508593
FM RD	3,494,140	3,067,590	Legal: INVENTORY
SPEC RD/BRIDGE	3,494,140	3,067,590	141 MILLER RD
BELLVILLE ISD	3,494,140	3,067,590	BELLVILLE TUBE CO
BELLVILLE HOSP	3,494,140	3,067,590	Agent: 298
			Category: L2C INDUS.- INVENTORY

Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	3,494,140	0	3,067,590		
FM RD	3,494,140	0	3,067,590		
SPEC RD/BRIDGE	3,494,140	0	3,067,590		
BELLVILLE ISD	3,494,140	0	3,067,590		
BELLVILLE HOSP	3,494,140	0	3,067,590		

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	6,423,230	5,639,110	SEQ: 9900010 Owner #: 508593
FM RD	6,423,230	5,639,110	Legal: INVENTORY
SPEC RD/BRIDGE	6,423,230	5,639,110	12590 HWY 36 BELLVILLE
BELLVILLE ISD	6,423,230	5,639,110	
BELLVILLE HOSP	6,423,230	5,639,110	STEEL
			Agent: 298
			Category: L2C INDUS.- INVENTORY

Taxing Units	Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	6,423,230	0	5,639,110		
FM RD	6,423,230	0	5,639,110		
SPEC RD/BRIDGE	6,423,230	0	5,639,110		
BELLVILLE ISD	6,423,230	0	5,639,110		
BELLVILLE HOSP	6,423,230	0	5,639,110		

***** TOTAL FOR ALL ABOVE PARCELS *****					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	9,917,370	0	8,706,700		
FM RD	9,917,370	0	8,706,700		
SPEC RD/BRIDGE	9,917,370	0	8,706,700		
BELLVILLE ISD	9,917,370	0	8,706,700		
BELLVILLE HOSP	9,917,370	0	8,706,700		