

This is NOT a Tax Statement **Notice Of Appraised Value**
Do NOT Pay From This Notice

ARANSAS COUNTY APPR DIST
11 HIGHWAY 35 NORTH
ROCKPORT TX 78382

361-729-9733

aransascad@gmail.com

SETOLAS REAL ESTATE INC
%PROPERTY TAX DEPARTMENT
1235 NORTH LOOP WEST, #909
HOUSTON TX 77008



APPRAISAL YEAR 2026	
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING	
PROTESTS ON	6/18/2026 AT: 9:00 AM
APPRAISAL DISTRICT OFFICE	
11 HIGHWAY 35 NORTH	
ROCKPORT TX 78382	
FOR QUESTIONS CONCERNING	
VALUES CALL PRITCHARD & ABBOTT	
832-243-9600	
Protest Deadline:	5-28-2026
ARB Hearing:	6-18-2026
Owner:	701832 18
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR	
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE	
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.	

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		909,680	909,680	Seq: 9900005 Type: REAL Owner #: 701832	
CO SPEC		909,680	909,680	Legal: LAND - 25.643 AC OUT OF LOTS	
ROCKPORT-FULTON		909,680	909,680	1,2,3, AND 4 BLOCK "D", J.D.	
NAV DIST		909,680	909,680	WHEELER SUBD,FRM LOT 3 B&D SUB	
				8825218	
				Category: F2L REAL - INDUSTRIAL LAND	
No 2021 Hist				Rendered: Yes	
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		909,680	0	909,680	
CO SPEC		909,680	0	909,680	
ROCKPORT-FULTON		909,680	0	909,680	
NAV DIST		909,680	0	909,680	

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,

CHIEF APPRAISER
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		1,554,840	3,111,290	Seq: 9900010	Type: REAL Owner #: 701832
CO SPEC		1,554,840	3,111,290	Legal: IMPROVEMENTS -	
ROCKPORT-FULTON		1,554,840	3,111,290	2294 HIGHWAY 35 N BUS	
NAV DIST		1,554,840	3,111,290	ARANSAS PASS	
No 2021 Hist				Category: F2 REAL - INDUSTRIAL IMPROVEMENTS	
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	Rendered: Yes
COUNTY		1,554,840	0	3,111,290	
CO SPEC		1,554,840	0	3,111,290	
ROCKPORT-FULTON		1,554,840	0	3,111,290	
NAV DIST		1,554,840	0	3,111,290	

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,464,520	0	4,020,970		
CO SPEC	2,464,520	0	4,020,970		
ROCKPORT-FULTON	2,464,520	0	4,020,970		
NAV DIST	2,464,520	0	4,020,970		