

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

GILLESPIE CENTRAL APPR DIST
1159 SOUTH MILAM ST
FREDERICKSBURG TX 78624

830-997-9807

office@gillcad.org

VB BTS II LLC
% RYAN LLC
1233 WEST LOOP S SUITE 1500
HOUSTON TX 77027



APPRAISAL YEAR 2025	
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING	
PROTESTS ON	6/25/2025 AT: 9:00 AM
GILLESPIE CENTRAL APPR DIST	
1159 SOUTH MILAM ST	
FREDERICKSBURG TX 78624	
QUESTIONS CONCERNING PERSONAL	
PROPERTY VALUES CALL PRITCHARD	
& ABBOTT 832-243-9600	
Protest Deadline:	6-05-2025
ARB Hearing:	6-25-2025
Owner:	714162 82
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 2025	PROPERTY DESCRIPTION	
GILLESPIE CO FREDERICKBG ISD HILL UNDC WTR GILL WTR & IMP		206,180 206,180 206,180 206,180	207,130 207,130 207,130 207,130	SEQ: 9900010 Type: PERSONAL Owner #: 714162 Legal: SELF SUPPORT 310' TOWER FCC#1324625 SITE#TX-6153 10601 W US HEY 290 FB ISD <div>Agent: 549</div> Category: L2P INDUS.- RADIO TOWERS	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
GILLESPIE CO FREDERICKBG ISD HILL UNDC WTR GILL WTR & IMP	206,180 206,180 206,180 206,180	0 0 0 0	207,130 207,130 207,130 207,130		

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,

SCOTT FAIR
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
GILLESPIE CO		211,270	211,900	SEQ: 9900020 Type: PERSONAL Owner #: 714162		
HARPER ISD		211,270	211,900	Legal: SELF SUPPORT 240' TOWER		
HILL UNDG WTR		211,270	211,900	FCC#1324385 SITE# TX-6163		
GILL WTR & IMP		211,270	211,900	22604 W US HWY 290		
				HARPER ISD		
				Agent: 549		
				Category: L2P INDUS.- RADIO TOWERS		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
GILLESPIE CO		211,270	0	211,900		
HARPER ISD		211,270	0	211,900		
HILL UNDG WTR		211,270	0	211,900		
GILL WTR & IMP		211,270	0	211,900		

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
GILLESPIE CO FREDERICKBG ISD HILL UNDG WTR GILL WTR & IMP HARPER ISD	417,450 206,180 417,450 417,450 211,270	0 0 0 0 0	419,030 207,130 419,030 419,030 211,900		