

BLANCO CO APPRAISAL DISTRICT
PO BOX 338
JOHNSON CITY TX 78696-0338

830-868-4013

protest@blanccad.com

APPRAISAL YEAR 2026

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/17/2026 AT: 9:00 AM
BLANCO COUNTY APPRAISAL DIST
P.O. BOX 338
JOHNSON CITY, TX 78636-0338

Protest Deadline: 5-26-2026
ARB Hearing: 6-17-2026
Owner: 53 5

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

FRENCH CONNECTION WINES LLC
%PROPERTY TAX DEPARTMENT
8115 US 290 WEST
HYE TX 78635



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
BLANCO COUNTY 145B	50,000	45,000	SEQ: 9900005 Type: PERSONAL Owner #: 53 Legal: MACHINERY & EQUIPMENT WINERY ASSETS 1197 HYE-ALBERT RD PID: 87728 OID: 132268 Category: L2G INDUS.- MACHINERY & EQUIPMENT Rendered: Yes
JOHNSON CTY ISD 145B	50,000	45,000	
BLANCO PED GWD 145B	50,000	45,000	
N BLANCO CO EMS 145B	50,000	45,000	
Deductions: (145B) = HB9 EXEMPTION			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
BLANCO COUNTY	50,000	45,000	0
JOHNSON CTY ISD	50,000	45,000	0
BLANCO PED GWD	50,000	45,000	0
N BLANCO CO EMS	50,000	45,000	0

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,

MS. CANDICE FRY
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
BLANCO COUNTY	145B	110,830	121,250	SEQ: 9900010 Type: PERSONAL Owner #: 53 Legal: INVENTORY & SUPPLIES PID: 87728 OID: 132268 Category: L2C INDUS.- INVENTORY Rendered: Yes
JOHNSON CTY ISD	145B	110,830	121,250	
BLANCO PED GWD	145B	110,830	121,250	
N BLANCO CO EMS	145B	110,830	121,250	
Deductions: (145B) = HB9 EXEMPTION				
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
BLANCO COUNTY		110,830	80,000	41,250
JOHNSON CTY ISD		110,830	80,000	41,250
BLANCO PED GWD		110,830	80,000	41,250
N BLANCO CO EMS		110,830	80,000	41,250

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
BLANCO COUNTY		8,240	6,830	SEQ: 9900015 Type: PERSONAL Owner #: 53 Legal: FURNITURE & FIXTURES COMPUTER & OFFICE EQUIPMENT PID: 87728 OID: 132268 Category: L2J INDUS.- FURNITURE & FIXTURES Rendered: Yes
JOHNSON CTY ISD		8,240	6,830	
BLANCO PED GWD		8,240	6,830	
N BLANCO CO EMS		8,240	6,830	
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
BLANCO COUNTY		8,240	0	6,830
JOHNSON CTY ISD		8,240	0	6,830
BLANCO PED GWD		8,240	0	6,830
N BLANCO CO EMS		8,240	0	6,830

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
BLANCO COUNTY		24,170	21,540	SEQ: 9900020 Type: PERSONAL Owner #: 53 Legal: VEHICLES PER REND 2025 PID: 87728 OID: 132268 Category: L2M INDUS.- VEHICLES, TO 1 TON Rendered: Yes
JOHNSON CTY ISD		24,170	21,540	
BLANCO PED GWD		24,170	21,540	
N BLANCO CO EMS		24,170	21,540	
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
BLANCO COUNTY		24,170	0	21,540
JOHNSON CTY ISD		24,170	0	21,540
BLANCO PED GWD		24,170	0	21,540
N BLANCO CO EMS		24,170	0	21,540

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable	
BLANCO COUNTY	193,240	125,000	69,620	
JOHNSON CTY ISD	193,240	125,000	69,620	
BLANCO PED GWD	193,240	125,000	69,620	
N BLANCO CO EMS	193,240	125,000	69,620	