

Montague County Tax Appraisal District

June 12, 2019

The Montague County Tax Appraisal District Appraisal Review Board met in regular session on Wednesday – June 12, 2019 at 9:00 a.m. in the Montague County Tax Appraisal District Meeting Room.

Chairman-Jack Nabours declared a quorum and called the meeting to order.

Minutes of the March 27, 2019 meeting were presented for consideration. A motion to approve the minutes as presented was made Carol Mansel. Dan Fenoglio seconded the motion and approved by all members.

Appraisal Roll Corrections & Supplements from March 26, 2019 – June 10, 2019 for 2018 & prior years were presented by Chief Appraiser – Kim Haralson. Dan Fenoglio made a motion to approve the corrections and supplements as presented. Motion was seconded by Carol Mansel and approved by all members.

The following taxpayer protests were heard:

An Affidavit of Evidence was submitted on behalf of John R. Heus to the Appraisal Review Board in protest of a property located in AB 517-MEP&P RR Co Svy. Evidence was presented by the Montague County Tax Appraisal District staff. Carol Mansel made a motion to leave the 2019 Market Value at \$119,340 as presented. Dan Fenoglio seconded the motion. Motion was approved by all members.

An Affidavit of Evidence was submitted on behalf of Ricky W & Debra A Joyce to the Appraisal Review in protest of a property located in AB 940, Blk 69, Bell CSL. Evidence was presented by the Montague County Tax Appraisal District staff. Jack Nabours made a motion to deny the hearing. Motion was seconded by Carol Mansel and approved by all members.

An Affidavit of Evidence was submitted on behalf of Raaj & Reethamma Krishnaiya in protest of a property located in AB 1471-AG Crowell Svy. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to leave the 2019 Market Value at \$74,040 as presented was made by Jack Nabours, seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Raaj & Reethamma Krishnaiya in protest of lots 452 & 453 – Nocona Hills SD. Evidence was presented by the Montague County Tax Appraisal District. A motion leave the 2019 Market Value at \$106,900 as presented was made by Carol Mansel. Motion was seconded by Jack Nabours and approved by all members.

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An Affidavit of Evidence was submitted on behalf of Raaj & Reethamma Krishnaiya in protest of Lot 454 – Nocona Hills. Evidence was presented by the Montague County Tax Appraisal District. A motion leave the 2019 Market Value at \$8,500 as presented was made by Carol Mansel. Motion was seconded by Jack Nabours and approved by all members.

An Affidavit of Evidence was submitted on behalf of Raaj & Reethamma Krishnaiya in protest of Lot 455 – Nocona Hills SD. Evidence was presented by the Montague County Tax Appraisal District. A motion leave the 2019 Market Value at \$500 as presented was made by Carol Mansel. Motion was seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Phillip A. & Kimberley L. Moore in protest of Lot 560, Phase 7 – Silver Lakes Ranch. Evidence was presented by the Montague County Tax Appraisal District. A motion leave the 2019 Market Value at \$6,360 as presented was made by Jack Nabours. Motion was seconded by Carol Mansel and approved by all members.

An Affidavit of Evidence was submitted on behalf of Phillip A. & Kimberley L. Moore in protest of Lot 575, Phase 7 – Silver Lakes Ranch. Evidence was presented by the Montague County Tax Appraisal District. A motion leave the 2019 Market Value at \$10,060 as presented was made by Carol Mansel. Motion was seconded by Jack Nabours and approved by all members.

An Affidavit of Evidence was submitted on behalf of With God Qualified Personal Residence Trust in protest of AB 226, Washington Edwards Survey. Evidence was presented by the Montague County Tax Appraisal District. A motion leave the 2019 Market Value at \$438,000 as presented was made by Dan Fenoglio. Motion was seconded by Carol Mansel and approved by all members.

Diana Hennessey and Agent- Hugh E Hennessey II appeared in protest of Lots 17 & 18 – Elm Creek Estates S/D. Evidence was presented by Agent - Hugh E Hennessey II and the Montague County Tax Appraisal District. A motion to correct the 2019 Market Value to 70,590 was made by Jack Nabours, seconded by Carol Mansel and approved by all members.

Stephanie Love and Agent- Hugh E Hennessey II appeared in protest of Lot 9 – Elm Creek Estates S/D. Evidence was presented by Agent - Hugh E Hennessey II and the Montague County Tax Appraisal District. A motion to correct the 2019 Market Value to 77,945 was made by Carol Mansel, seconded by Jack Nabours and approved by all members.

An Affidavit of Evidence was submitted on behalf of Centurylink Comm LLC (L3) in protest of Conduit & Fiber. Evidence was presented by Kyle Hanson – Pritchard & Abbott. A motion leave the 2019 Market Value at \$897,460 as presented was made by Dan Fenoglio. Motion was seconded by Carol Mansel and approved by all members.

An Affidavit of Evidence was submitted on behalf of FDG Bowie Acquisition LLC in protest of Lots 5-7, Blk 1, Hamilton & Roberts. Evidence was presented by the Montague County Tax Appraisal District. A motion to leave the 2019 Market Value \$1,266,750 as presented was made by Carol Mansel, seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Nocona Apartments LTD in protest of a property located in AB 1070, J H Butler, Svy. Evidence was presented by the Montague County Tax Appraisal District. A motion to leave the 2019 Market Value \$561,070 as presented was made by Jack Nabours, seconded by Carol Mansel and approved by all members.

An Affidavit of Evidence was submitted on behalf of Clay Gann to the Appraisal Review in protest of a property located in AB 262, Daniel Farris Svy. Evidence was presented by the Montague County Tax Appraisal District staff. Carol Mansel made a motion to deny the hearing. Motion was seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Eric & Mirielle Inman to the Appraisal Review in protest of a property located in AB 263, H Frost Svy. Evidence was presented by the Montague County Tax Appraisal District staff. Carol Mansel made a motion to deny the hearing. Motion was seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of John R & Constance D Little to the Appraisal Review in protest of a property located in Top O Lake Estate – Lot 48. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Carol Mansel, seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Raymond R Obregon, Jr. to the Appraisal Review in protest of a property located in AB 808, TE&L Co Survey. Evidence was presented by the Montague County Tax Appraisal District staff. Dan Fenoglio made a motion to deny the hearing. Motion was seconded by Carol Mansel and approved by all members.

An Affidavit of Evidence was submitted on behalf of Andre V & Kathleen Marrou to the Appraisal Review in protest of a property located in Lot 490, Phase 6, Silver Lakes Ranch. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Carol Mansel, seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Randy T & Cynthia M Oliver to the Appraisal Review in protest of a property located in AB 1113, J M Moose Svy. Evidence was presented by the Montague County Tax Appraisal District staff. Carol Mansel made a motion to deny the hearing. Motion was seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Randy T & Cynthia M Oliver to the Appraisal Review in protest of a property located in AB 1528, T J Masoner Svy. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Carol Mansel, seconded by Jack Nabours and approved by all members.

An Affidavit of Evidence was submitted on behalf of Randy T & Cynthia M Oliver to the Appraisal Review in protest of a property located in AB 1471, A G Crowell Svy. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Dan Fenoglio. Motion was seconded by Carol Mansel and approved by all members.

An Affidavit of Evidence was submitted on behalf of William Payne & Angela Stolper to the Appraisal Review in protest of a property located in AB 407, Blk 35, Kaufman Svy. – Chris Uselton SD, Unit 3A, Ext #10, Lot 7. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Carol Mansel, seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of William Payne & Angela Stolper to the Appraisal Review in protest of a property located in AB 407, Blk 35, Kaufman Svy. – Chris Uselton SD, Unit 3A, Ext #10, Lot 6. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Carol Mansel, seconded by Dan Fenoglio and approved by all members.

An Affidavit of Evidence was submitted on behalf of Roland Dale & Lorena Proctor to the Appraisal Review in protest of a property located in AB 587, Blk 106, Panola CSL Svy. Evidence was presented by the Montague County Tax Appraisal District staff. A motion to deny the hearing was made by Dan Fenoglio. Motion was seconded by Carol Mansel and approved by all members.

A motion to accept the following schedules protests as Failure to Appear was made by Jack Nabours, seconded by Carol Mansel and approved by all members: Warner Stone, Ray & Sylvia Meckel Revocable Trust, Miguel Estrada, Duron H Howard, Wolsey Well Service PP, Patrick Sand & Gravel PP, Savage R Wesley Rev Trust, Linda F. Schwinn, Alysha C. Godfrey, Marie Jo Knox, Marie Jo Knox Life Estate, Audiemarie Knox Hayes Keown, MCI Communications, Svcs U, Alexandria Maitland, Layne Posey (decd), Targa Midstream PP, Targa Midstream Svcs LLC U, Grand Prix Pipeline LLC U, Devon Gas Services LP U (Candor Midstream), Sunoco Pipeline LP - Corsicana U, Sunoco Pipeline LP (Ringold) PP, Permian Express Partners U, Oneok Arbuckle Pipeline LLC U, Oneok Arbuckle North PL LLC U, Red River Crude Pipeline U (Texoma), Phyllis Ballinger, Select Ready Mix LLC, Nancy Jane Collins Trust, Central Telephone Co of TX U, Texas Alltel Inc. U, Peba Oil & Gas Inc (WI only), Willowbend Investments Inc., Rife Energy Operating Inc., Phyllis McBride Molhusen, Bend Petroleum Corp., Joint Resources Company and Sylvia J. Stone.

Public Comments: None

Jack Nabours made a motion to adjourn. Motion was seconded by Carol Mansel and approved by all members.

Secretary

Chairman