

Ann Lummus, RPA  
 Marion Central Appraisal District  
 801 N. Tuttle St.  
 Jefferson, TX 75657  
 Phone: (903)665-2519  
 Fax: (430)312-0329

SCHADER THOMAS J & DEBORAH A  
 % DEBORAH ANN SCHRADER  
 7706 PROSPECT HILL CIRCLE  
 NEW PORT RICHEY, FL 34654-6378

## NOTICE OF APPRAISED VALUE

This is NOT a Tax Statement - Do NOT Pay From This Notice.

Appraisal Year - 2023

Location of ARB Hearings:

801 N TUTTLE ST  
 JEFFERSON, TX 75657

TO DISCUSS VALUE PLEASE CALL FOR AN APPOINTMENT  
 WITH AN APPRAISER

Protest Deadline: **05/01/2023**

**ARB Board Date/Time to Be Determined**

Owner ID: **71957**

Website: [www.marioncad.org](http://www.marioncad.org) Email: [arb@marioncad.org](mailto:arb@marioncad.org)

Postmark Date: **03/31/2023**

Dear Property Owner:

We have appraised the property listed below for the 2023 tax year. The appraisal is for the following property:

Beginning August 7th, visit [Texas.gov/PropertyTaxes](https://www.texas.gov/PropertyTaxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information regarding the amount of taxes that each entity that taxes your property will impose if the entity adopts its proposed tax rate. Your local property tax database will be updated regularly during August and September as local elected officials propose and adopt the property tax rates that will determine how much you pay in property taxes.

Percent difference from 2018 is a 0.00% increase.

APPRAISAL INFORMATION	LAST YEAR	PROPOSED THIS YEAR	PROPOSED 2023 TAXABLE VALUE	ACCOUNT NUMBER / PROPERTY DESCRIPTION
Total Market Value	3,000	3,000		ACCT #: 00840-00001-00192-000000 PARCEL: 11622
Non HS Land Market Value	3,000	3,000		ADDR: CEDAR CREST DRIVE
Non HS Structures(Buildings) Value	0	0		AVINGER, TX 75630
Total Non HS Value	3,000	3,000	3,000	ABST/Block/Lot:
Total Proposed Taxable Value	3,000		3,000	LEGAL: INDIAN HILLS
				SEC A LOTS 192 & 193
				ACRES: 0.000 INTEREST: 1.000000
				CATEGORY: C1

  

Taxing Units	Exemption Type for Last Year	Exemption Amount for Last Year	Exemption Type for Current Year	Exemption Amount for Current Year	Exemption Amount Cancelled or Reduced from Last Year	Last Year Taxable Value (less exemptions)	Current Year Taxable Value (less exemptions)
ROAD AND BRIDGE		0		0	0	3,000	3,000
MARION CO		0		0	0	3,000	3,000
JEFFERSON ISD		0		0	0	3,000	3,000
MARION HOSP		0		0	0	3,000	3,000

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.

If you qualified your home for an **age 65 or older or disabled person homestead exemption** for school taxes, the school taxes on that property cannot increase as long as you own and live in that home. The tax ceiling is the amount you pay in that year that you qualified for the age 65 or older or disabled person exemption. The school taxes on your home may not go above the amount of the ceiling, unless you improve the home (other than normal repairs or maintenance).

Enclosed are copies of the following documents published by the Texas Comptroller of Public Accounts: (1) Property Taxpayer Remedies; and (2) notice of protest. **The Appraisal Review Board will begin hearing protests at a date/time yet to be determined.** To file a protest, complete the notice of protest form by following the instructions included on the form and, no later than **05/01/2023**, mail or deliver the form to the appraisal review board at the following address: 801 N. Tuttle St., Jefferson, TX 75657.

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 populations of 1 million or more, property owners may request an ARB special panel for certain property protests. Contact your appraisal district for further information.

Sincerely,  
 Ann Lummus, RPA, Chief Appraiser - Marion Central Appraisal District

**This is NOT a Tax  
Statement.**

**NOTICE OF APPRAISED VALUE**

**Do NOT Pay From  
This Notice.**

Owner ID: **71957**

**SCHADER THOMAS J & DEBORAH A  
% DEBORAH ANN SCHRADER  
7706 PROSPECT HILL CIRCLE  
NEW PORT RICHEY, FL 34654-6378**

You or your property (including inherited property) may qualify for one of these residence homestead exemptions. Contact your appraisal district for more information.

Partial Exemptions	Total Exemptions
<ul style="list-style-type: none"><li>• General Residence homestead</li><li>• Disabled veteran or surviving spouse/child</li><li>• Person age 65 or older or surviving spouse</li><li>• Disabled person</li><li>• Temporary damage by disaster</li><li>• Donated Residence Homestead of Partially Disabled Veteran</li></ul>	<ul style="list-style-type: none"><li>• 100% disabled veteran or surviving spouse</li><li>• Surviving spouse of armed services member killed in line of duty</li><li>• Surviving spouse of a first responder killed or fatally injured in the line of duty</li></ul>