

LEE CENTRAL APPRAISAL DISTRICT  
898 E RICHMOND ST SUITE 100  
GIDDINGS TX 78942-4252

832-243-9600

**APPRAISAL YEAR 2023**

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING PROTESTS ON 6/16/2023 AT: 9:00 AM  
LEE CENTRAL APPRAISAL DISTRICT  
898 E. RICHMOND ST., SUITE 100  
GIDDINGS, TEXAS 78942-4252  
FOR QUESTIONS CONCERNING VALUE CALL PRITCHARD & ABBOTT, INC.  
AT 832-243-9600

Protest Deadline: 5-24-2023  
ARB Hearing: 6-16-2023  
Owner: 94368 925

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

DOUDEL FREDERICK C JR  
%MAGNOLIA OIL & GAS OPERATING  
9 GREENWAY PLAZA STE 1300  
HOUSTON TX 77046



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 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20,760 20,760 20,760	27,470 27,470 27,470	Lease: 16861 Type: REAL Owner #: 94368 Legal: MELTON UNIT (HORIZ) MAGNOLIA OIL & GAS AB 226 MCNEESE I RRC #16861  .012500 Override Royalty Category: G1 Railroad #: 16861
HB1984: The Appraised value of \$27,470 in 2023 as compared to \$9,460 in 2018 is a 190.38% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20,760 20,760 20,760	0 0 0	27,470 27,470 27,470

Additional Owner's Properties are continued on following page(s).

Contact the appraisal office if you disagree with this year's proposed value for your property or if you have any problems with the property description or address information. If the problem cannot be resolved, you have a right to appeal to the Appraisal Review Board (ARB). To appeal, you must file a WRITTEN protest with the ARB before the protest deadline. Enclosed is a protest form to mail or bring to the appraisal district office at the address above before the above date. You may meet informally with an appraisal district representative anytime prior to your protest hearing to discuss and possibly resolve your issues without going to the ARB hearing. You may have the right to have a protest relating to the property heard by a special panel of the ARB. The ARB will notify you of the date, time and place of your scheduled hearing. Enclosed also is information to help you in preparing your protest. You do not need to use the enclosed form to file your protest. You may protest by letter, if it includes your name, your property description and what appraisal action you disagree with.

Beginning August 7th, visit [Texas.gov/PropertyTaxes](http://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.

If you have any other questions or need more information, please contact the appraisal office at the phone number or address listed above.  
Sincerely,

Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		160	540	Lease: 19716 Type: REAL Owner #: 94368
ROAD & BRIDGE		160	540	Legal: DANIEL
GIDDINGS ISD		160	540	MAGNOLIA OIL & GAS AB 83 DELAPLAIN A C RRC #19716
.002533 Override Royalty Category: G1 Railroad #: 19716				
HB1984: The Appraised value of \$540 in 2023 as compared to \$130 in 2018 is a 315.38% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		160	0	540
ROAD & BRIDGE		160	0	540
GIDDINGS ISD		160	0	540

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		1,130	2,390	Lease: 20337 Type: REAL Owner #: 94368
ROAD & BRIDGE		1,130	2,390	Legal: DEBORAH
GIDDINGS ISD		1,130	2,390	MAGNOLIA OIL & GAS AB 226 MCNEESE I RRC #20337
.001819 Override Royalty Category: G1 Railroad #: 20337				
HB1984: The Appraised value of \$2,390 in 2023 as compared to \$890 in 2018 is a 168.54% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		1,130	0	2,390
ROAD & BRIDGE		1,130	0	2,390
GIDDINGS ISD		1,130	0	2,390

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		12,040	12,490	Lease: 720268 Type: REAL Owner #: 94368
ROAD & BRIDGE		12,040	12,490	Legal: CASTLEWOOD 'A' 1H
GIDDINGS ISD		12,040	12,490	MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27973 87%LEE/13%WAS
.000850 Override Royalty Category: G1 Railroad #: 27973				
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		12,040	0	12,490
ROAD & BRIDGE		12,040	0	12,490
GIDDINGS ISD		12,040	0	12,490

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		9,770	11,850	Lease: 720269 Type: REAL Owner #: 94368
ROAD & BRIDGE		9,770	11,850	Legal: CASTLEWOOD 'B' 2H
GIDDINGS ISD		9,770	11,850	MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27974 87%LEE/13%WAS
.000850 Override Royalty Category: G1 Railroad #: 27974				
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		9,770	0	11,850
ROAD & BRIDGE		9,770	0	11,850
GIDDINGS ISD		9,770	0	11,850

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist	11,600 11,600 11,600	17,350 17,350 17,350	Lease: 720270 Type: REAL Owner #: 94368 Legal: CASTLEWOOD 'C' 3H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27975  .000850 Override Royalty Category: G1 Railroad #: 27975
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	11,600 11,600 11,600	0 0 0	17,350 17,350 17,350

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	55,460 55,460 55,460	0 0 0	72,090 72,090 72,090

