

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

832-243-9600

FISCHER THOMAS  
PO BOX 12019  
AUSTIN TX 78711-2019



**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: 96946 1153

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 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist	100 100 100	500 500 500	Lease: 19725 Type: REAL Owner #: 96946 Legal: FISCHER W P TRIVISTA OPERATING AB 323 THOMPSON W RRC #19725  .012500 Royalty Interest Category: G1 Railroad #: 19725
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	100 100 100	0 0 0	500 500 500

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		370	1,560	Lease: 21278 Type: REAL Owner #: 96946 Legal: FISCHER GERTRUDE 1&2 TRIVISTA OPERATING AB 323 THOMPSON W RRC #21278  .025000 Royalty Interest Category: G1 Railroad #: 21278
ROAD & BRIDGE		370	1,560	
GIDDINGS ISD		370	1,560	
HB1984: The Appraised value of \$1,560 in 2023 as compared to \$330 in 2018 is a 372.73% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		370	0	1,560
ROAD & BRIDGE		370	0	1,560
GIDDINGS ISD		370	0	1,560

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		160	100	Lease: 22512 Type: REAL Owner #: 96946 Legal: FISCHER UNIT MAGNOLIA OIL & GAS AB 71 CHANEY C RRC #22512  .000572 Royalty Interest Category: G1 Railroad #: 22512
ROAD & BRIDGE		160	100	
GIDDINGS ISD		160	100	
HB1984: The Appraised value of \$100 in 2023 as compared to \$190 in 2018 is a 47.37% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		160	0	100
ROAD & BRIDGE		160	0	100
GIDDINGS ISD		160	0	100

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		20	20	Lease: 22606 Type: REAL Owner #: 96946 Legal: BLASIG UNIT TEX-LEE OPERATING CO AB 323 THOMPSON W RRC #22606  .002917 Royalty Interest Category: G1 Railroad #: 22606
ROAD & BRIDGE		20	20	
GIDDINGS ISD		20	20	
HB1984: The Appraised value of \$20 in 2023 as compared to \$30 in 2018 is a 33.33% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		20	0	20
ROAD & BRIDGE		20	0	20
GIDDINGS ISD		20	0	20

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	650	0	2,180	
ROAD & BRIDGE	650	0	2,180	
GIDDINGS ISD	650	0	2,180	