

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: 202250 2627 VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.	
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MITSCHE BERNARD A LIFE ESTATE
%LARRY MITSCHE
28018 JILLIAN OAKS LN
SPRING TX 77386-3658



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	670 670 670	530 530 530	Lease: 15238 Type: REAL Owner #: 202250 Legal: WINTER-HAMILTON UNIT MAGNOLIA OIL & GAS AB 339 WHITEHURST J H RRC #15238 .011407 Royalty Interest Category: G1 Railroad #: 15238
HB1984: The Appraised value of \$530 in 2023 as compared to \$1,270 in 2018 is a 58.27% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	670 670 670	0 0 0	530 530 530

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 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 ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK	2,560 2,560 2,560 2,560	1,320 1,320 1,320 1,320	Lease: 17227 Type: REAL Owner #: 202250 Legal: LILLIE UNIT MAGNOLIA OIL & GAS AB 339 WHITEHURST J H RRC #17227 .004069 Royalty Interest Category: G1 Railroad #: 17227 HB1984: The Appraised value of \$1,320 in 2023 as compared to \$580 in 2018 is a 127.59% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK	2,560 2,560 2,560 2,560	0 0 0 0	1,320 1,320 1,320 1,320

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK	2,320 2,320 2,320 2,320	2,560 2,560 2,560 2,560	Lease: 22026 Type: REAL Owner #: 202250 Legal: FISCHER-PLACKE UNIT MAGNOLIA OIL & GAS AB 350 WINFORD W RRC #22026 .002410 Royalty Interest Category: G1 Railroad #: 22026 HB1984: The Appraised value of \$2,560 in 2023 as compared to \$360 in 2018 is a 611.11% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK	2,320 2,320 2,320 2,320	0 0 0 0	2,560 2,560 2,560 2,560

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 CUMMINGS CREEK	5,550 5,550 5,550 4,880	0 0 0 0	4,410 4,410 4,410 3,880	