

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

832-243-9600

RIDGEFIELD EAGLE FORD MINERALS  
1333 W LOOP S STE 1333  
HOUSTON TX 77027



**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: 203136 3137

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	20 20 20	90 90 90	Lease: 16828 Type: REAL Owner #: 203136 Legal: BOEKER ALFRED #1 MAGNOLIA OIL & GAS O AB 19 STEPHENS A R RRC #16828 LEE 20% WASH 80%  .028705 Royalty Interest Category: G1 Railroad #: 16828
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	0 0 0	90 90 90

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 ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		17,330 17,330 17,330	45,020 45,020 45,020	Lease: 22179 Type: REAL Owner #: 203136 Legal: ULLRICH "A" MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22179  .130256 Royalty Interest Category: G1 Railroad #: 22179	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		17,330 17,330 17,330	0 0 0	45,020 45,020 45,020	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		2,470 2,470 2,470	21,140 21,140 21,140	Lease: 22367 Type: REAL Owner #: 203136 Legal: RANDOLPH MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22367  .015673 Royalty Interest Category: G1 Railroad #: 22367	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		2,470 2,470 2,470	0 0 0	21,140 21,140 21,140	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		5,900 5,900 5,900	4,280 4,280 4,280	Lease: 25406 Type: REAL Owner #: 203136 Legal: RUTHVEN-BISETT CO-OP UNIT 1 MAGNOLIA OIL & GAS AB 30 BRACEY M RRC #25406  .005145 Override Royalty Category: G1 Railroad #: 25406	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		5,900 5,900 5,900	0 0 0	4,280 4,280 4,280	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		11,820 11,820 11,820	3,240 3,240 3,240	Lease: 720142 Type: REAL Owner #: 203136 Legal: RUTHVEN SHIRLEY #1 & 2 MAGNOLIA OIL & GAS AB 164 MCCOY C J RRC #22496  .011243 Override Royalty Category: G1 Railroad #: 22496	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		11,820 11,820 11,820	0 0 0	3,240 3,240 3,240	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		69,580 69,580 69,580	40,270 40,270 40,270	Lease: 720233 Type: REAL Owner #: 203136 Legal: DUNKIN UNIT 1H MAGNOLIA OIL & GAS AB 384 POPPNOE J RRC 27708 DP 842479  .019869 Royalty Interest Category: G1 Railroad #: 27708	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		69,580 69,580 69,580	0 0 0	40,270 40,270 40,270	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		58,480 58,480 58,480	60,680 60,680 60,680	Lease: 720268 Type: REAL Owner #: 203136 Legal: CASTLEWOOD 'A' 1H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27973 87%LEE/13%WAS  .004129 Override Royalty Category: G1 Railroad #: 27973	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		58,480 58,480 58,480	0 0 0	60,680 60,680 60,680	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		47,440 47,440 47,440	57,590 57,590 57,590	Lease: 720269 Type: REAL Owner #: 203136 Legal: CASTLEWOOD 'B' 2H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27974 87%LEE/13%WAS  .004129 Override Royalty Category: G1 Railroad #: 27974	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		47,440 47,440 47,440	0 0 0	57,590 57,590 57,590	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		56,370 56,370 56,370	84,290 84,290 84,290	Lease: 720270 Type: REAL Owner #: 203136 Legal: CASTLEWOOD 'C' 3H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27975  .004129 Override Royalty Category: G1 Railroad #: 27975	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		56,370 56,370 56,370	0 0 0	84,290 84,290 84,290	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		2,030 2,030 2,030	Lease: 720275 Type: REAL Owner #: 203136 Legal: BOONE C W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27997 LEE6%/FAY2%/WAS92%  .001684 Royalty Interest Category: G1 Railroad #: 27997
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	2,030 2,030 2,030

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		450 450 450	Lease: 720275 Type: REAL Owner #: 203136 Legal: BOONE C W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27997 LEE6%/FAY2%/WAS92%  .000375 Override Royalty Category: G1 Railroad #: 27997
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	450 450 450

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		1,530 1,530 1,530	Lease: 720276 Type: REAL Owner #: 203136 Legal: BOONE D W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27985 LEE6%/FAY2%/WAS92%  .001684 Royalty Interest Category: G1 Railroad #: 27985
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	1,530 1,530 1,530

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		340 340 340	Lease: 720276 Type: REAL Owner #: 203136 Legal: BOONE D W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27985 LEE6%/FAY2%/WAS92%  .000375 Override Royalty Category: G1 Railroad #: 27985
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	340 340 340

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	269,410	0	320,950		
ROAD & BRIDGE	269,410	0	320,950		
GIDDINGS ISD	269,410	0	320,950		

