

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

832-243-9600

URBAN LAVERNE
1035 PRIVATE ROAD 4484
GIDDINGS TX 78942-5961



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: 100239 3841 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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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	7,030 7,030 7,030	8,710 8,710 8,710	Lease: 13173 Type: REAL Owner #: 100239 Legal: STORK ARTHUR TEXAS INDEPENDENT EX AB 129 FREEMAN THOMAS RRC 280229 13173 DP 809600 .062500 Royalty Interest Category: G1 Railroad #: 280229
HB1984: The Appraised value of \$8,710 in 2023 as compared to \$5,780 in 2018 is a 50.69% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	7,030 7,030 7,030	0 0 0	8,710 8,710 8,710

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		1,880	4,470	Lease: 16660 Type: REAL Owner #: 100239
ROAD & BRIDGE		1,880	4,470	Legal: ERNEST "T"
GIDDINGS ISD		1,880	4,470	MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #16660
.013075 Royalty Interest Category: G1 Railroad #: 16660				
HB1984: The Appraised value of \$4,470 in 2023 as compared to \$3,380 in 2018 is a 32.25% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		1,880	0	4,470
ROAD & BRIDGE		1,880	0	4,470
GIDDINGS ISD		1,880	0	4,470

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		6,110	7,410	Lease: 22151 Type: REAL Owner #: 100239
ROAD & BRIDGE		6,110	7,410	Legal: HANNES-WERNECKE UNIT
GIDDINGS ISD		6,110	7,410	MAGNOLIA OIL & GAS AB 83 DELAPLAIN A C RRC #22151
.034608 Royalty Interest Category: G1 Railroad #: 22151				
HB1984: The Appraised value of \$7,410 in 2023 as compared to \$5,840 in 2018 is a 26.88% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		6,110	0	7,410
ROAD & BRIDGE		6,110	0	7,410
GIDDINGS ISD		6,110	0	7,410

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	15,020	0	20,590	
ROAD & BRIDGE	15,020	0	20,590	
GIDDINGS ISD	15,020	0	20,590	