

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

832-243-9600

LEHMANN JULIA ANN  
15303 SPRINGHILL BEND LN  
CYPRESS TX 77429



**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: 202648 2212

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	7,300 7,300 7,300	5,120 5,120 5,120	Lease: 15849 Type: REAL Owner #: 202648 Legal: KIMBERLY UNIT MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #15849  .017602 Royalty Interest Category: G1 Railroad #: 15849
HB1984: The Appraised value of \$5,120 in 2023 as compared to \$9,430 in 2018 is a 45.71% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	7,300 7,300 7,300	0 0 0	5,120 5,120 5,120

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		480	440	Lease: 17867 Type: REAL Owner #: 202648 Legal: COFFIELD-OSAGE 1RE & 2RE MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #17867  .004941 Royalty Interest Category: G1 Railroad #: 17867
ROAD & BRIDGE		480	440	
GIDDINGS ISD		480	440	
HB1984: The Appraised value of \$440 in 2023 as compared to \$2,050 in 2018 is a 78.54% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		480	0	440
ROAD & BRIDGE		480	0	440
GIDDINGS ISD		480	0	440

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		470	330	Lease: 22110 Type: REAL Owner #: 202648 Legal: LEHMANN HEIRS OL UNIT 1RE MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22110  .000298 Royalty Interest Category: G1 Railroad #: 22110
ROAD & BRIDGE		470	330	
GIDDINGS ISD		470	330	
HB1984: The Appraised value of \$330 in 2023 as compared to \$210 in 2018 is a 57.14% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		470	0	330
ROAD & BRIDGE		470	0	330
GIDDINGS ISD		470	0	330

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		1,680	1,730	Lease: 22589 Type: REAL Owner #: 202648 Legal: BRENDA MAGNOLIA OIL & GAS AB 81 DOBBINS J RRC #22589  .002065 Royalty Interest Category: G1 Railroad #: 22589
ROAD & BRIDGE		1,680	1,730	
GIDDINGS ISD		1,680	1,730	
HB1984: The Appraised value of \$1,730 in 2023 as compared to \$1,680 in 2018 is a 2.98% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		1,680	0	1,730
ROAD & BRIDGE		1,680	0	1,730
GIDDINGS ISD		1,680	0	1,730

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		40	30	Lease: 22908 Type: REAL Owner #: 202648 Legal: HOPPE SELMA MAGNOLIA OIL & GAS AB 2 BEST H RRC #22908  .008823 Royalty Interest Category: G1 Railroad #: 22908
ROAD & BRIDGE		40	30	
GIDDINGS ISD		40	30	
HB1984: The Appraised value of \$30 in 2023 as compared to \$4,530 in 2018 is a 99.34% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		40	0	30
ROAD & BRIDGE		40	0	30
GIDDINGS ISD		40	0	30

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		1,580 1,580 1,580	1,110 1,110 1,110	Lease: 720249 Type: REAL Owner #: 202648 Legal: LEHMANN HEIRS OL UNIT 2H MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC 22110 DP 854912  .000298 Royalty Interest Category: G1 Railroad #: 22110	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		1,580 1,580 1,580	0 0 0	1,110 1,110 1,110	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist			60 60 60	Lease: 720275 Type: REAL Owner #: 202648 Legal: BOONE C W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27997 LEE6%/FAY2%/WAS92%  .000046 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	60 60 60	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist			40 40 40	Lease: 720276 Type: REAL Owner #: 202648 Legal: BOONE D W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27985 LEE6%/FAY2%/WAS92%  .000046 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	40 40 40	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	11,550	0	8,860		
ROAD & BRIDGE	11,550	0	8,860		
GIDDINGS ISD	11,550	0	8,860		

