

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: 118319 2620

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

MITCHELL DENNIS COMPANY LLC
% DENNIS R MITCHELL
PO BOX 711
YANKTON SD 57078-0711



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 DIME BOX ISD	320 320 320	300 300 300	Lease: 11992 Type: REAL Owner #: 118319 Legal: SANDY UNIT MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #11992 .000343 Override Royalty Category: G1 Railroad #: 11992
HB1984: The Appraised value of \$300 in 2023 as compared to \$250 in 2018 is a 20.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	320 320 320	0 0 0	300 300 300

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		20	40	Lease: 12965 Type: REAL Owner #: 118319 Legal: HUMPHREY-BENSON W#6 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC #12965 .000893 Override Royalty Category: G1 Railroad #: 12965
ROAD & BRIDGE		20	40	
DIME BOX ISD		20	40	
HB1984: The Appraised value of \$40 in 2023 as compared to \$30 in 2018 is a 33.33% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		20	0	40
ROAD & BRIDGE		20	0	40
DIME BOX ISD		20	0	40

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		20	30	Lease: 157285 Type: REAL Owner #: 118319 Legal: TARVER #1H MAGNOLIA OIL & GAS AB 98 ESTES A RRC #157285 .000520 Override Royalty Category: G1 Railroad #: 157285
ROAD & BRIDGE		20	30	
GIDDINGS ISD	G	20	30	
Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$30 in 2023 as compared to \$50 in 2018 is a 40.00% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		20	0	30
ROAD & BRIDGE		20	0	30
GIDDINGS ISD		0	30	0

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		20	110	Lease: 158018 Type: REAL Owner #: 118319 Legal: ESTES #1H MAGNOLIA OIL & GAS AB 81 DOBBINS J RRC #158018 .000822 Override Royalty Category: G1 Railroad #: 158018
ROAD & BRIDGE		20	110	
GIDDINGS ISD	G	20	110	
Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$110 in 2023 as compared to \$230 in 2018 is a 52.17% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		20	0	110
ROAD & BRIDGE		20	0	110
GIDDINGS ISD		0	110	0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	20 20 20	40 40 40	Lease: 720149 Type: REAL Owner #: 118319 Legal: HUMPHREY BENSON W#4 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC 12965 .000893 Override Royalty Category: G1 Railroad #: 12965 HB1984: The Appraised value of \$40 in 2023 as compared to \$30 in 2018 is a 33.33% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	20 20 20	0 0 0	40 40 40

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	180 180 180	250 250 250	Lease: 720241 Type: REAL Owner #: 118319 Legal: MCCOY 1H CHESAPEAKE OPERATING AB 22 WALLACE J Y RRC 27722 DP 842752 .000029 Override Royalty Category: G1 Railroad #: 27722 No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	180 180 180	0 0 0	250 250 250

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	580	0	770	
ROAD & BRIDGE	580	0	770	
DIME BOX ISD	540	0	630	
GIDDINGS ISD	0	140	0	

