

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: 200979 3031

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

PRITCHETT JEAN ANN  
PO BOX 10578  
CORPUS CHRISTI TX 78460-0578



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           G	10 10 10	20 20 20	Lease: 13764   Type: REAL   Owner #: 200979 Legal: DAISY U S OPERATING INC AB 27 ARMSTRONG L M RRC #13764  .000096 Royalty Interest Category: G1 Railroad #: 13764
Exemptions :           G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$20 in 2023 as compared to \$50 in 2018 is a 60.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	10 10 0	0 0 20	20 20 0

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 DIME BOX ISD	G	20 20 20	10 10 10	Lease: 15483 Type: REAL Owner #: 200979 Legal: VIRGINIA UNIT U S OPERATING INC AB 207 MANCHA J F RRC #15483  .000057 Override Royalty Category: G1 Railroad #: 15483
Exemptions : G=LESS THAN \$500 MIN INT No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		20 20 0	0 0 10	10 10 0

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		200 200 200	430 430 430	Lease: 19324 Type: REAL Owner #: 200979 Legal: BELL CAROL TRIVISTA OPERATING AB 284 SNEED J H RRC #19324  .003125 Royalty Interest Category: G1 Railroad #: 19324
HB1984: The Appraised value of \$430 in 2023 as compared to \$30 in 2018 is a 1333.33% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		200 200 200	0 0 0	430 430 430

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		160 160 160	340 340 340	Lease: 19324 Type: REAL Owner #: 200979 Legal: BELL CAROL TRIVISTA OPERATING AB 284 SNEED J H RRC #19324  .002500 Override Royalty Category: G1 Railroad #: 19324
HB1984: The Appraised value of \$340 in 2023 as compared to \$20 in 2018 is a 1600.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		160 160 160	0 0 0	340 340 340

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	No 2018 Hist	60 60 60	90 90 90	Lease: 720266 Type: REAL Owner #: 200979 Legal: DURRENBERGER CLARENCE UN TR 5 TRIVISTA OPERATING AB 5 BURLESON J RRC 19333 UNIT 9919333  .003333 Override Royalty Category: G1 Railroad #: 19333
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		60 60 60	0 0 0	90 90 90

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	450	0	890		
ROAD & BRIDGE	450	0	890		
DIME BOX ISD	0	30	0		
GIDDINGS ISD	420	0	860		

