

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

832-243-9600

ALBRIGHT JAMES L
28822 POST OAK RUN
MAGNOLIA TX 77355



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: 202534 30

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 DIME BOX ISD	6,400 6,400 6,400	6,000 6,000 6,000	Lease: 11992 Type: REAL Owner #: 202534 Legal: SANDY UNIT MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #11992 .006887 Royalty Interest Category: G1 Railroad #: 11992
HB1984: The Appraised value of \$6,000 in 2023 as compared to \$4,960 in 2018 is a 20.97% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	6,400 6,400 6,400	0 0 0	6,000 6,000 6,000

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		3,110	3,880	Lease: 12039 Type: REAL Owner #: 202534
ROAD & BRIDGE		3,110	3,880	Legal: STEIN J #1
DIME BOX ISD		3,110	3,880	MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #12039
.006887 Royalty Interest Category: G1 Railroad #: 12039				
HB1984: The Appraised value of \$3,880 in 2023 as compared to \$2,610 in 2018 is a 48.66% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		3,110	0	3,880
ROAD & BRIDGE		3,110	0	3,880
DIME BOX ISD		3,110	0	3,880

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY			30	Lease: 18291 Type: REAL Owner #: 202534
ROAD & BRIDGE			30	Legal: BERNDT B
DIME BOX ISD			30	MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #18291
.015625 Royalty Interest Category: G1 Railroad #: 18291				
HB1984: The Appraised value of \$30 in 2023 as compared to \$1,040 in 2018 is a 97.12% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		0	0	30
ROAD & BRIDGE		0	0	30
DIME BOX ISD		0	0	30

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		480	620	Lease: 18873 Type: REAL Owner #: 202534
ROAD & BRIDGE		480	620	Legal: BERNDT B "A" 1/2A/3A
DIME BOX ISD		480	620	MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #18873
.015626 Royalty Interest Category: G1 Railroad #: 18873				
HB1984: The Appraised value of \$620 in 2023 as compared to \$490 in 2018 is a 26.53% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		480	0	620
ROAD & BRIDGE		480	0	620
DIME BOX ISD		480	0	620

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	9,990	0	10,530	
ROAD & BRIDGE	9,990	0	10,530	
DIME BOX ISD	9,990	0	10,530	