

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

832-243-9600

BROWN KATHLEEN COLEY
PO BOX 1038
KILGORE TX 75663-1038



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: 94685 492

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	40 40 40	160 160 160	Lease: 19519 Type: REAL Owner #: 94685 Legal: CALVIN JR #1 TRIVISTA OPERATING AB 242 MCDONALD A J RRC #19519 .008334 Override Royalty Category: G1 Railroad #: 19519
HB1984: The Appraised value of \$160 in 2023 as compared to \$40 in 2018 is a 300.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	40 40 40	0 0 0	160 160 160

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		140	180	Lease: 19520 Type: REAL Owner #: 94685
ROAD & BRIDGE		140	180	Legal: LEHMANN D J #1 & 2
GIDDINGS ISD		140	180	TRIVISTA OPERATING AB 21 WADLINGTON J RRC #19520
.008334 Override Royalty Category: G1 Railroad #: 19520				
HB1984: The Appraised value of \$180 in 2023 as compared to \$170 in 2018 is a 5.88% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		140	0	180
ROAD & BRIDGE		140	0	180
GIDDINGS ISD		140	0	180

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		110	240	Lease: 19533 Type: REAL Owner #: 94685
ROAD & BRIDGE		110	240	Legal: HOLMES
GIDDINGS ISD		110	240	TRIVISTA OPERATING AB 284 SNEED J H RRC #19533
.008333 Override Royalty Category: G1 Railroad #: 19533				
HB1984: The Appraised value of \$240 in 2023 as compared to \$60 in 2018 is a 300.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		110	0	240
ROAD & BRIDGE		110	0	240
GIDDINGS ISD		110	0	240

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		30	120	Lease: 22245 Type: REAL Owner #: 94685
ROAD & BRIDGE		30	120	Legal: CALVIN JR #2
GIDDINGS ISD		30	120	TRIVISTA OPERATING AB 242 MCDONALD A J RRC #22245
.008334 Override Royalty Category: G1 Railroad #: 22245				
HB1984: The Appraised value of \$120 in 2023 as compared to \$50 in 2018 is a 140.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		30	0	120
ROAD & BRIDGE		30	0	120
GIDDINGS ISD		30	0	120

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	320	0	700	
ROAD & BRIDGE	320	0	700	
GIDDINGS ISD	320	0	700	