

This is NOT a Tax Statement      **Notice Of Appraised Value**  
Do NOT Pay From This Notice

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

832-243-9600

BORIACK VICKI ANN M  
1 STILLMEADOW  
ROUND ROCK TX 78664-9607



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: 96005 411  
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	2,680 2,680 2,680	5,680 5,680 5,680	Lease: 14814 Type: REAL Owner #: 96005 Legal: WOLF-SIMPSON 1 RE MAGNOLIA OIL & GAS AB 18 SPARKS M RRC #14814  .003383 Royalty Interest Category: G1 Railroad #: 14814
HB1984: The Appraised value of \$5,680 in 2023 as compared to \$1,350 in 2018 is a 320.74% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,680 2,680 2,680	0 0 0	5,680 5,680 5,680

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](https://www.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 GIDDINGS ISD GIDDINGS CITY	360 360 360 360	1,500 1,500 1,500 1,500	Lease: 18380 Type: REAL Owner #: 96005 Legal: VICKIE "B" MAGNOLIA OIL & GAS AB 208 MOORE W H RRC #18380  .071764 Royalty Interest Category: G1 Railroad #: 18380  HB1984: The Appraised value of \$1,500 in 2023 as compared to \$470 in 2018 is a 219.15% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	360 360 360 360	0 0 0 0	1,500 1,500 1,500 1,500

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,500 1,500 1,500	620 620 620	Lease: 21972 Type: REAL Owner #: 96005 Legal: WEIDER OL UNIT MAGNOLIA OIL & GAS AB 208 MOORE W H RRC #21972  .010982 Royalty Interest Category: G1 Railroad #: 21972  HB1984: The Appraised value of \$620 in 2023 as compared to \$960 in 2018 is a 35.42% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,500 1,500 1,500	0 0 0	620 620 620

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	170 170 170	230 230 230	Lease: 23767 Type: REAL Owner #: 96005 Legal: MUELLER-KORTH UNIT W#1 MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC #23767 LEE 33% WASH 67%  .000638 Royalty Interest Category: G1 Railroad #: 23767  HB1984: The Appraised value of \$230 in 2023 as compared to \$60 in 2018 is a 283.33% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	170 170 170	0 0 0	230 230 230

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	11,250 11,250 11,250	2,840 2,840 2,840	Lease: 720253 Type: REAL Owner #: 96005 Legal: CAMERON RANCH UNIT 1H MAGNOLIA OIL & GAS AB 18 SPARKS M RRC 27791  .011810 Royalty Interest Category: G1 Railroad #: 27791  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	11,250 11,250 11,250	0 0 0	2,840 2,840 2,840

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		280 280 280	Lease: 720275 Type: REAL Owner #: 96005 Legal: BOONE C W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27997 LEE6%/FAY2%/WAS92%  .000232 Royalty Interest Category: G1 Railroad #: 27997
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	0	0	280
ROAD & BRIDGE	0	0	280
GIDDINGS ISD	0	0	280

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist		210 210 210	Lease: 720276 Type: REAL Owner #: 96005 Legal: BOONE D W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27985 LEE6%/FAY2%/WAS92%  .000232 Royalty Interest Category: G1 Railroad #: 27985
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	0	0	210
ROAD & BRIDGE	0	0	210
GIDDINGS ISD	0	0	210

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	15,960	0	11,360		
ROAD & BRIDGE	15,960	0	11,360		
GIDDINGS ISD	15,960	0	11,360		
GIDDINGS CITY	360	0	1,500		

