

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: 104449 380

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

BOETHEL CAREY
& MICHAEL J SIMMANG
104 TIMBER RIDGE CV
AUSTIN TX 78733-3136



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 GIDDINGS ISD G	170 170 90 90	150 150 70 70	Lease: 20743 Type: REAL Owner #: 104449 Legal: TWO FINGERS UT #2RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #20743 .000349 Override Royalty Category: G1 Railroad #: 20743
Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$150 in 2023 as compared to \$190 in 2018 is a 21.05% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	170 170 0 0	0 0 70 70	150 150 0 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 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		50	140	Lease: 23309	Type: REAL Owner #: 104449
ROAD & BRIDGE		50	140	Legal: LAUDERDALE JOSIE UNIT	
GIDDINGS ISD	G	50	140	MAGNOLIA OIL & GAS	
				AB 2 BEST H	
				RRC #23309	
				.000255 Override Royalty	
				Category: G1	
				Railroad #: 23309	
Exemptions : G=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$140 in 2023 as compared to \$100 in 2018 is a 40.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		50	0	140	
ROAD & BRIDGE		50	0	140	
GIDDINGS ISD		0	140	0	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY		80	150	Lease: 105504	Type: REAL Owner #: 104449
ROAD & BRIDGE		80	150	Legal: JANETTE #1	
DIME BOX ISD	G	50	90	MAGNOLIA OIL & GAS	
GIDDINGS ISD	G	30	60	AB 98 ESTES A	
				RRC #105504	
				.000573 Override Royalty	
				Category: G1	
				Railroad #: 105504	
Exemptions : G=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$150 in 2023 as compared to \$120 in 2018 is a 25.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		80	0	150	
ROAD & BRIDGE		80	0	150	
DIME BOX ISD		0	90	0	
GIDDINGS ISD		0	60	0	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY		60	70	Lease: 158022	Type: REAL Owner #: 104449
ROAD & BRIDGE		60	70	Legal: TWO FINGERS UNIT #1RE	
GIDDINGS ISD	G	60	70	MAGNOLIA OIL & GAS	
				AB 98 ESTES A	
				RRC #158022	
				.000110 Override Royalty	
				Category: G1	
				Railroad #: 158022	
Exemptions : G=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$70 in 2023 as compared to \$40 in 2018 is a 75.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		60	0	70	
ROAD & BRIDGE		60	0	70	
GIDDINGS ISD		0	70	0	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	360	0	510		
ROAD & BRIDGE	360	0	510		
DIME BOX ISD	0	160	0		
GIDDINGS ISD	0	340	0		