

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

832-243-9600

DOSSEY RONALD L  
111 PINWOOD CV  
HOLLY LAKE RANCH TX 75765-7568



**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: 96681 923

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	1,190 1,190 1,190	1,530 1,530 1,530	Lease: 13047 Type: REAL Owner #: 96681 Legal: EVELYN 1RE & 2RE U S OPERATING INC AB 189 LAWRENCE C RRC #13047  .001184 Royalty Interest Category: G1 Railroad #: 13047
HB1984: The Appraised value of \$1,530 in 2023 as compared to \$690 in 2018 is a 121.74% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,190 1,190 1,190	0 0 0	1,530 1,530 1,530

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		19,370	25,520	Lease: 15651 Type: REAL Owner #: 96681
ROAD & BRIDGE		19,370	25,520	Legal: PATRICIA UNIT
DIME BOX ISD		19,370	25,520	U S OPERATING INC AB 189 LAWRENCE C RRC #15651
HB1984: The Appraised value of \$25,520 in 2023 as compared to \$16,830 in 2018 is a 51.63% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	19,370	0	25,520	
ROAD & BRIDGE	19,370	0	25,520	
DIME BOX ISD	19,370	0	25,520	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		3,360	4,680	Lease: 17012 Type: REAL Owner #: 96681
ROAD & BRIDGE		3,360	4,680	Legal: WUBBENHORST W2/5RE
DIME BOX ISD		3,360	4,680	MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC #17012
HB1984: The Appraised value of \$4,680 in 2023 as compared to \$5,410 in 2018 is a 13.49% decrease.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	3,360	0	4,680	
ROAD & BRIDGE	3,360	0	4,680	
DIME BOX ISD	3,360	0	4,680	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		290	380	Lease: 23071 Type: REAL Owner #: 96681
ROAD & BRIDGE		290	380	Legal: FLORENCE UNIT
DIME BOX ISD		290	380	U S OPERATING INC AB 22 WALLACE J Y RRC #23071
HB1984: The Appraised value of \$380 in 2023 as compared to \$180 in 2018 is a 111.11% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	290	0	380	
ROAD & BRIDGE	290	0	380	
DIME BOX ISD	290	0	380	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		1,990	2,050	Lease: 23856 Type: REAL Owner #: 96681
ROAD & BRIDGE		1,990	2,050	Legal: JAN
DIME BOX ISD		1,990	2,050	U S OPERATING INC AB 189 LAWRENCE C RRC #23856
HB1984: The Appraised value of \$2,050 in 2023 as compared to \$1,060 in 2018 is a 93.40% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	1,990	0	2,050	
ROAD & BRIDGE	1,990	0	2,050	
DIME BOX ISD	1,990	0	2,050	

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	26,200	0	34,160		
ROAD & BRIDGE	26,200	0	34,160		
DIME BOX ISD	26,200	0	34,160		

