

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

832-243-9600

T-BAR OIL & GAS LTD
PO BOX 247
CRESTED BUTTE CO 81224-0247



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: 118625 3686

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	170 170 170	200 200 200	Lease: 12953 Type: REAL Owner #: 118625 Legal: WESTBROOK 2-A MAGNOLIA OIL & GAS AB 98 ESTES A RRC #12953 .001088 Override Royalty Category: G1 Railroad #: 12953
HB1984: The Appraised value of \$200 in 2023 as compared to \$140 in 2018 is a 42.86% 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	200 200 200

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 ROAD & BRIDGE DIME BOX ISD	30 30 30	50 50 50	Lease: 12965 Type: REAL Owner #: 118625 Legal: HUMPHREY-BENSON W#6 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC #12965 .001250 Override Royalty Category: G1 Railroad #: 12965 HB1984: The Appraised value of \$50 in 2023 as compared to \$40 in 2018 is a 25.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	30 30 30	0 0 0	50 50 50

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	750 750 750	740 740 740	Lease: 12970 Type: REAL Owner #: 118625 Legal: BRENDA -2- U S OPERATING INC AB 22 WALLACE J Y RRC #12970 .003000 Override Royalty Category: G1 Railroad #: 12970 HB1984: The Appraised value of \$740 in 2023 as compared to \$470 in 2018 is a 57.45% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	750 750 750	0 0 0	740 740 740

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		120 120 120	Lease: 14019 Type: REAL Owner #: 118625 Legal: SYNATSCHT UNIT HARBOR RESOURCES LLC AB 20 VARELMAN J D RRC #14019 .002550 Override Royalty Category: G1 Railroad #: 14019 HB1984: The Appraised value of \$120 in 2023 as compared to \$400 in 2018 is a 70.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	120 120 120

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	150 150 150	110 110 110	Lease: 14513 Type: REAL Owner #: 118625 Legal: J E T 1RE/2RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #14513 .000871 Override Royalty Category: G1 Railroad #: 14513 HB1984: The Appraised value of \$110 in 2023 as compared to \$360 in 2018 is a 69.44% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	150 150 150	0 0 0	110 110 110

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	910 910 910	910 910 910	910 910 910	Lease: 14976 Type: REAL Owner #: 118625 Legal: MARY HELEN UNIT 2RE-4RE U S OPERATING INC AB 189 LAWRENCE C RRC #14976 .002074 Override Royalty Category: G1 Railroad #: 14976 HB1984: The Appraised value of \$910 in 2023 as compared to \$480 in 2018 is a 89.58% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	910 910 910	0 0 0	910 910 910	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	400 400 400	400 400 400	400 400 400	Lease: 16455 Type: REAL Owner #: 118625 Legal: NORA U S OPERATING INC AB 2 BEST H RRC #16455 .000613 Override Royalty Category: G1 Railroad #: 16455 HB1984: The Appraised value of \$400 in 2023 as compared to \$40 in 2018 is a 900.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	400 400 400	0 0 0	400 400 400	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	110 110 110	110 110 110	150 150 150	Lease: 16728 Type: REAL Owner #: 118625 Legal: MOZELLE U S OPERATING INC AB 207 MANCHA J F RRC #16728 .000796 Override Royalty Category: G1 Railroad #: 16728 HB1984: The Appraised value of \$150 in 2023 as compared to \$130 in 2018 is a 15.38% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	110 110 110	0 0 0	150 150 150	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	20 20 20	10 10 10	Lease: 18201 Type: REAL Owner #: 118625 Legal: HARRELL-COLVIN UNIT 1RE MAGNOLIA OIL & GAS AB 2 BEST H RRC 285285 18201 .001250 Override Royalty Category: G1 Railroad #: 18201 HB1984: The Appraised value of \$10 in 2023 as compared to \$20 in 2018 is a 50.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	0 0 0	10 10 10	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		120	230	Lease: 18415 Type: REAL Owner #: 118625 Legal: GANTT UNIT 1A RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #18415 .001250 Override Royalty Category: G1 Railroad #: 18415 HB1984: The Appraised value of \$230 in 2023 as compared to \$220 in 2018 is a 4.55% increase.
ROAD & BRIDGE		120	230	
GIDDINGS ISD		120	230	
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	120	0	230	
ROAD & BRIDGE	120	0	230	
GIDDINGS ISD	120	0	230	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		110	130	Lease: 18484 Type: REAL Owner #: 118625 Legal: GANTT T K 1RE MAGNOLIA OIL & GAS AB 302 SORSBY W A RRC #18484 .000454 Override Royalty Category: G1 Railroad #: 18484 HB1984: The Appraised value of \$130 in 2023 as compared to \$220 in 2018 is a 40.91% decrease.
ROAD & BRIDGE		110	130	
DIME BOX ISD		110	130	
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	110	0	130	
ROAD & BRIDGE	110	0	130	
DIME BOX ISD	110	0	130	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		730	660	Lease: 20834 Type: REAL Owner #: 118625 Legal: HARDEMAN UNIT HARBOR RESOURCES LLC AB 20 VARELMAN J D RRC #20834 .003300 Override Royalty Category: G1 Railroad #: 20834 HB1984: The Appraised value of \$660 in 2023 as compared to \$820 in 2018 is a 19.51% decrease.
ROAD & BRIDGE		730	660	
GIDDINGS ISD		730	660	
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	730	0	660	
ROAD & BRIDGE	730	0	660	
GIDDINGS ISD	730	0	660	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		80	140	Lease: 145246 Type: REAL Owner #: 118625 Legal: SHEPARD UNIT #1 MAGNOLIA OIL & GAS AB 98 ESTES A RRC #145246 .002500 Override Royalty Category: G1 Railroad #: 145246 HB1984: The Appraised value of \$140 in 2023 as compared to \$130 in 2018 is a 7.69% increase.
ROAD & BRIDGE		80	140	
DIME BOX ISD		30	60	
GIDDINGS ISD		50	80	
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	80	0	140	
ROAD & BRIDGE	80	0	140	
DIME BOX ISD	30	0	60	
GIDDINGS ISD	50	0	80	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	220 220 220	210 210 210	210 210 210	Lease: 720135 Type: REAL Owner #: 118625 Legal: WESTBROOK W#1A MAGNOLIA OIL & GAS AB 98 ESTES A RRC #225323 .001875 Override Royalty Category: G1 Railroad #: 225323 HB1984: The Appraised value of \$210 in 2023 as compared to \$270 in 2018 is a 22.22% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	220 220 220	0 0 0	210 210 210	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	50 50 50	70 70 70	70 70 70	Lease: 720149 Type: REAL Owner #: 118625 Legal: HUMPHREY BENSON W#4 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC 12965 .001875 Override Royalty Category: G1 Railroad #: 12965 HB1984: The Appraised value of \$70 in 2023 as compared to \$60 in 2018 is a 16.67% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	50 50 50	0 0 0	70 70 70	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	60 60 60	110 110 110	110 110 110	Lease: 720256 Type: REAL Owner #: 118625 Legal: GANTT UNIT 1 RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #18415 .001250 Override Royalty Category: G1 Railroad #: 18415 No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	60 60 60	0 0 0	110 110 110	

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	3,910	0	4,240	
ROAD & BRIDGE	3,910	0	4,240	
GIDDINGS ISD	2,540	0	2,790	
DIME BOX ISD	1,370	0	1,450	

