

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

PEAYS MICHAEL T
10300 MORADO CV APT 902
AUSTIN TX 78759-6545



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: 99091 2917

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	2,780 2,780 2,780	2,600 2,600 2,600	Lease: 11992 Type: REAL Owner #: 99091 Legal: SANDY UNIT MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #11992 .002986 Override Royalty Category: G1 Railroad #: 11992
HB1984: The Appraised value of \$2,600 in 2023 as compared to \$2,150 in 2018 is a 20.93% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	2,780 2,780 2,780	0 0 0	2,600 2,600 2,600

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	1,350 1,350 1,350	1,680 1,680 1,680	Lease: 12039 Type: REAL Owner #: 99091 Legal: STEIN J #1 MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #12039 .002986 Override Royalty Category: G1 Railroad #: 12039 HB1984: The Appraised value of \$1,680 in 2023 as compared to \$1,130 in 2018 is a 48.67% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,350 1,350 1,350	0 0 0	1,680 1,680 1,680

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	500 500 500	4,660 4,660 4,660	Lease: 15826 Type: REAL Owner #: 99091 Legal: CHARLOTTE 2RE U S OPERATING AB 22 WALLACE J Y RRC #15826 .006519 Override Royalty Category: G1 Railroad #: 15826 HB1984: The Appraised value of \$4,660 in 2023 as compared to \$1,410 in 2018 is a 230.50% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	500 500 500	0 0 0	4,660 4,660 4,660

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	130 130 130	190 190 190	Lease: 18619 Type: REAL Owner #: 99091 Legal: SIMMANG Q.W. MAGNOLIA OIL & GAS AB 302 SORSBY W A RRC #18619 .002007 Override Royalty Category: G1 Railroad #: 18619 HB1984: The Appraised value of \$190 in 2023 as compared to \$230 in 2018 is a 17.39% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	130 130 130	0 0 0	190 190 190

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	260 260 260	390 390 390	Lease: 19650 Type: REAL Owner #: 99091 Legal: BENJAMIN MAGNOLIA OIL & GAS AB 71 CHANEY C RRC #19650 .005000 Override Royalty Category: G1 Railroad #: 19650 HB1984: The Appraised value of \$390 in 2023 as compared to \$150 in 2018 is a 160.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	260 260 260	0 0 0	390 390 390

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	510 510 510	1,700 1,700 1,700	Lease: 19716 Type: REAL Owner #: 99091 Legal: DANIEL MAGNOLIA OIL & GAS AB 83 DELAPLAIN A C RRC #19716 .007948 Override Royalty Category: G1 Railroad #: 19716 HB1984: The Appraised value of \$1,700 in 2023 as compared to \$390 in 2018 is a 335.90% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	510 510 510	0 0 0	1,700 1,700 1,700

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,440 2,440 2,440	5,140 5,140 5,140	Lease: 20337 Type: REAL Owner #: 99091 Legal: DEBORAH MAGNOLIA OIL & GAS AB 226 MCNEESE I RRC #20337 .003918 Override Royalty Category: G1 Railroad #: 20337 HB1984: The Appraised value of \$5,140 in 2023 as compared to \$1,920 in 2018 is a 167.71% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,440 2,440 2,440	0 0 0	5,140 5,140 5,140

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	70 70 70	20 20 20	Lease: 21359 Type: REAL Owner #: 99091 Legal: MORGAN UNIT MAGNOLIA OIL & GAS AB 313 TAYLOR J B RRC #21359 .008000 Override Royalty Category: G1 Railroad #: 21359 HB1984: The Appraised value of \$20 in 2023 as compared to \$1,240 in 2018 is a 98.39% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	70 70 70	0 0 0	20 20 20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	150 150 150	380 380 380	Lease: 22179 Type: REAL Owner #: 99091 Legal: ULLRICH "A" MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22179 .001091 Override Royalty Category: G1 Railroad #: 22179 HB1984: The Appraised value of \$380 in 2023 as compared to \$780 in 2018 is a 51.28% 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	380 380 380

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	470 470 470	6,320 6,320 6,320	Lease: 22209 Type: REAL Owner #: 99091 Legal: STRINGER MAGNOLIA OIL & GAS AB 182 SHARP J RRC #22209 .005160 Override Royalty Category: G1 Railroad #: 22209 HB1984: The Appraised value of \$6,320 in 2023 as compared to \$1,880 in 2018 is a 236.17% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	470 470 470	0 0 0	6,320 6,320 6,320

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	190 190 190	1,620 1,620 1,620	Lease: 22367 Type: REAL Owner #: 99091 Legal: RANDOLPH MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22367 .001197 Override Royalty Category: G1 Railroad #: 22367 HB1984: The Appraised value of \$1,620 in 2023 as compared to \$1,410 in 2018 is a 14.89% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	190 190 190	0 0 0	1,620 1,620 1,620

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	170 170 170	20 20 20	Lease: 22464 Type: REAL Owner #: 99091 Legal: AIRPORT UNIT MAGNOLIA OIL & GAS AB 71 CHANEY C RRC #22464 .000931 Override Royalty Category: G1 Railroad #: 22464 HB1984: The Appraised value of \$20 in 2023 as compared to \$240 in 2018 is a 91.67% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	170 170 170	0 0 0	20 20 20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	830 830 830	870 870 870	Lease: 720268 Type: REAL Owner #: 99091 Legal: CASTLEWOOD 'A' 1H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27973 87%LEE/13%WAS .000059 Override Royalty Category: G1 Railroad #: 27973 No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	830 830 830	0 0 0	870 870 870

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist	680 680 680	820 820 820	Lease: 720269 Type: REAL Owner #: 99091 Legal: CASTLEWOOD 'B' 2H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27974 87%LEE/13%WAS .000059 Override Royalty Category: G1 Railroad #: 27974		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	680 680 680	0 0 0	820 820 820		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist	800 800 800	1,200 1,200 1,200	Lease: 720270 Type: REAL Owner #: 99091 Legal: CASTLEWOOD 'C' 3H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27975 .000059 Override Royalty Category: G1 Railroad #: 27975		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	800 800 800	0 0 0	1,200 1,200 1,200		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist		160 160 160	Lease: 720275 Type: REAL Owner #: 99091 Legal: BOONE C W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27997 LEE6%/FAY2%/WAS92% .000129 Override Royalty Category: G1 Railroad #: 27997		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	160 160 160		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist		120 120 120	Lease: 720276 Type: REAL Owner #: 99091 Legal: BOONE D W#1H MAGNOLIA OIL & GAS AB 182 SHARP J RRC 27985 LEE6%/FAY2%/WAS92% .000129 Override Royalty Category: G1 Railroad #: 27985		
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		

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	11,330	0	27,890		
ROAD & BRIDGE	11,330	0	27,890		
DIME BOX ISD	4,700	0	8,960		
GIDDINGS ISD	6,630	0	18,930		