

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

NBGM FAMILY PARTNERSHIP LP &  
WHITNEY NATIONAL BANK  
2525 MCALLISTER RD  
HOUSTON TX 77092-8020



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: 107287 2777  
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	6,370 6,370 6,370	4,620 4,620 4,620	Lease: 25406 Type: REAL Owner #: 107287 Legal: RUTHVEN-BISETT CO-OP UNIT 1 MAGNOLIA OIL & GAS AB 30 BRACEY M RRC #25406  .005558 Royalty Interest Category: G1 Railroad #: 25406
HB1984: The Appraised value of \$4,620 in 2023 as compared to \$2,660 in 2018 is a 73.68% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	6,370	0	4,620
ROAD & BRIDGE	6,370	0	4,620
GIDDINGS ISD	6,370	0	4,620

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 GIDDINGS ISD	12,770 12,770 12,770	3,500 3,500 3,500	Lease: 720142 Type: REAL Owner #: 107287 Legal: RUTHVEN SHIRLEY #1 & 2 MAGNOLIA OIL & GAS AB 164 MCCOY C J RRC #22496  .012144 Royalty Interest Category: G1 Railroad #: 22496  HB1984: The Appraised value of \$3,500 in 2023 as compared to \$17,280 in 2018 is a 79.75% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	12,770 12,770 12,770	0 0 0	3,500 3,500 3,500

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	81,930 81,930 81,930	47,420 47,420 47,420	Lease: 720233 Type: REAL Owner #: 107287 Legal: DUNKIN UNIT 1H MAGNOLIA OIL & GAS AB 384 POPPNOE J RRC 27708 DP 842479  .023397 Royalty Interest Category: G1 Railroad #: 27708  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	81,930 81,930 81,930	0 0 0	47,420 47,420 47,420

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	63,170 63,170 63,170	65,550 65,550 65,550	Lease: 720268 Type: REAL Owner #: 107287 Legal: CASTLEWOOD 'A' 1H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27973 87%LEE/13%WAS  .004460 Royalty Interest 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	63,170 63,170 63,170	0 0 0	65,550 65,550 65,550

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	51,240 51,240 51,240	62,210 62,210 62,210	Lease: 720269 Type: REAL Owner #: 107287 Legal: CASTLEWOOD 'B' 2H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27974 87%LEE/13%WAS  .004460 Royalty Interest Category: G1 Railroad #: 27974  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	51,240 51,240 51,240	0 0 0	62,210 62,210 62,210

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD          No 2018 Hist	60,890 60,890 60,890	91,050 91,050 91,050	Lease: 720270    Type: REAL    Owner #: 107287 Legal: CASTLEWOOD 'C' 3H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27975  .004460 Royalty Interest Category: G1 Railroad #: 27975		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	60,890 60,890 60,890	0 0 0	91,050 91,050 91,050		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	276,370 276,370 276,370	0 0 0	274,350 274,350 274,350		

