

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: 95615 52

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

ALLEN JUNELL M
1426 MARLENE PL
DESOTO TX 75115



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	660 660 660	210 210 210	Lease: 1 Type: REAL Owner #: 95615 Legal: ANMAR UNIT TRACT 3 ERNEST OPERATING CO AB 3 BIRD T RRC #19827 TRACT 3 50% .002447 Royalty Interest Category: G1 Railroad #: 19827
HB1984: The Appraised value of \$210 in 2023 as compared to \$420 in 2018 is a 50.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	660 660 660	0 0 0	210 210 210

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		12,360	19,290	Lease: 12560 Type: REAL Owner #: 95615
ROAD & BRIDGE		12,360	19,290	Legal: JURCEK #1
DIME BOX ISD		12,360	19,290	MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #12560
.033334 Royalty Interest Category: G1 Railroad #: 12560				
HB1984: The Appraised value of \$19,290 in 2023 as compared to \$6,720 in 2018 is a 187.05% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		12,360	0	19,290
ROAD & BRIDGE		12,360	0	19,290
DIME BOX ISD		12,360	0	19,290

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		150	440	Lease: 19364 Type: REAL Owner #: 95615
ROAD & BRIDGE		150	440	Legal: AOM 1-4
DIME BOX ISD		150	440	ERNEST OPERATING CO AB 3 BIRD T RRC #19364
.005024 Royalty Interest Category: G1 Railroad #: 19364				
HB1984: The Appraised value of \$440 in 2023 as compared to \$130 in 2018 is a 238.46% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		150	0	440
ROAD & BRIDGE		150	0	440
DIME BOX ISD		150	0	440

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		660	210	Lease: 19827 Type: REAL Owner #: 95615
ROAD & BRIDGE		660	210	Legal: ANMAR UNIT TRACT 1
DIME BOX ISD		660	210	ERNEST OPERATING CO AB 3 BIRD T RRC #19827 TRACT 1 50%
.002446 Royalty Interest Category: G1 Railroad #: 19827				
HB1984: The Appraised value of \$210 in 2023 as compared to \$420 in 2018 is a 50.00% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		660	0	210
ROAD & BRIDGE		660	0	210
DIME BOX ISD		660	0	210

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		50	80	Lease: 20593 Type: REAL Owner #: 95615
ROAD & BRIDGE		50	80	Legal: MAR-SOP UNIT
DIME BOX ISD		50	80	ERNEST OPERATING CO AB 3 BIRD T RRC #20593
.005983 Royalty Interest Category: G1 Railroad #: 20593				
HB1984: The Appraised value of \$80 in 2023 as compared to \$30 in 2018 is a 166.67% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		50	0	80
ROAD & BRIDGE		50	0	80
DIME BOX ISD		50	0	80

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	160 160 160	230 230 230	Lease: 22678 Type: REAL Owner #: 95615 Legal: MARMIC ERNEST OPERATING CO AB 3 BIRD T RRC #22678 .003288 Royalty Interest Category: G1 Railroad #: 22678 HB1984: The Appraised value of \$230 in 2023 as compared to \$190 in 2018 is a 21.05% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	160 160 160	0 0 0	230 230 230

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 DIME BOX ISD	14,040 14,040 14,040	0 0 0	20,460 20,460 20,460

