

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

832-243-9600

KAISER-FRANCIS OIL COMPANY
% KE ANDREWS & COMPANY
2424 RIDGE ROAD
ROCKWALL TX 75087



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: 97916 1888

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	200 200 200	1,090 1,090 1,090	Lease: 12554 Type: REAL Owner #: 97916 Legal: DEBBIE U S OPERATING INC AB 189 LAWRENCE C RRC #12554 .007727 Override Royalty Category: G1 Railroad #: 12554 Agent: 040
HB1984: The Appraised value of \$1,090 in 2023 as compared to \$2,330 in 2018 is a 53.22% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	200 200 200	0 0 0	1,090 1,090 1,090

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		7,500	4,700	Lease: 13988 Type: REAL Owner #: 97916 Legal: BIRDIE #1RE U S OPERATING INC AB 189 LAWRENCE C RRC #13988 .007451 Override Royalty Category: G1 Railroad #: 13988 Agent: 040
ROAD & BRIDGE		7,500	4,700	
DIME BOX ISD		7,500	4,700	
HB1984: The Appraised value of \$4,700 in 2023 as compared to \$5,390 in 2018 is a 12.80% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		7,500	0	4,700
ROAD & BRIDGE		7,500	0	4,700
DIME BOX ISD		7,500	0	4,700

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		900	870	Lease: 16254 Type: REAL Owner #: 97916 Legal: JENSEN -7- MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC #16254 .001207 Override Royalty Category: G1 Railroad #: 16254 Agent: 040
ROAD & BRIDGE		900	870	
DIME BOX ISD		900	870	
HB1984: The Appraised value of \$870 in 2023 as compared to \$800 in 2018 is a 8.75% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		900	0	870
ROAD & BRIDGE		900	0	870
DIME BOX ISD		900	0	870

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY			20	Lease: 17468 Type: REAL Owner #: 97916 Legal: MAXYE #1-RE U S OPERATING INC AB 207 MANCHA J F & 189 LAWRE RRC #17468 .000168 Override Royalty Category: G1 Railroad #: 17468 Agent: 040
ROAD & BRIDGE			20	
GIDDINGS ISD			20	
HB1984: The Appraised value of \$20 in 2023 as compared to \$10 in 2018 is a 100.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		0	0	20
ROAD & BRIDGE		0	0	20
GIDDINGS ISD		0	0	20

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		2,990	2,660	Lease: 20529 Type: REAL Owner #: 97916 Legal: JENSEN U S OPERATING INC AB 189 LAWRENCE C RRC #20529 .009357 Override Royalty Category: G1 Railroad #: 20529 Agent: 040
ROAD & BRIDGE		2,990	2,660	
DIME BOX ISD		2,990	2,660	
HB1984: The Appraised value of \$2,660 in 2023 as compared to \$2,190 in 2018 is a 21.46% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		2,990	0	2,660
ROAD & BRIDGE		2,990	0	2,660
DIME BOX ISD		2,990	0	2,660

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		480 480 480	630 630 630	Lease: 23071 Type: REAL Owner #: 97916 Legal: FLORENCE UNIT U S OPERATING INC AB 22 WALLACE J Y RRC #23071 .001648 Override Royalty Category: G1 Railroad #: 23071 Agent: 040
HB1984: The Appraised value of \$630 in 2023 as compared to \$300 in 2018 is a 110.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		480 480 480	0 0 0	630 630 630

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD		7,440 7,440 2,980 4,460	41,540 41,540 16,620 24,920	Lease: 23674 Type: REAL Owner #: 97916 Legal: JENSEN RAY EST KAISER-FRANCIS OIL AB 189 LAWRENCE C RRC #23674 .783750 Working Interest Category: G1 Railroad #: 23674 Agent: 040
HB1984: The Appraised value of \$41,540 in 2023 as compared to \$7,620 in 2018 is a 445.14% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD		7,440 7,440 2,980 4,460	0 0 0 0	41,540 41,540 16,620 24,920

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD			10 10 10	Lease: 83135 Type: REAL Owner #: 97916 Legal: MAXYE #2 U S OPERATING INC AB 189 LAWRENCE C RRC #083135 .000168 Override Royalty Category: G1 Railroad #: 83135 Agent: 040
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		0 0 0	0 0 0	10 10 10

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD		120 120 50 70	220 220 90 130	Lease: 145246 Type: REAL Owner #: 97916 Legal: SHEPARD UNIT #1 MAGNOLIA OIL & GAS AB 98 ESTES A RRC #145246 .003825 Override Royalty Category: G1 Railroad #: 145246 Agent: 040
HB1984: The Appraised value of \$220 in 2023 as compared to \$190 in 2018 is a 15.79% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD		120 120 50 70	0 0 0 0	220 220 90 130

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	19,630	0	51,740		
ROAD & BRIDGE	19,630	0	51,740		
DIME BOX ISD	15,100	0	26,660		
GIDDINGS ISD	4,530	0	25,080		