

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

HENDERSON D LLOYD
332 SAN SABA ST
MEADOWLAKES TX 78654-7009



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: 97449 1567
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	2,520	3,180	Lease: 8 Type: REAL Owner #: 97449
ROAD & BRIDGE	2,520	3,180	Legal: GERDES GARWOOD UNIT TRACT CIRE
GIDDINGS ISD	2,520	3,180	MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC 12519 UNIT 9912519 .006902 Override Royalty Category: G1 Railroad #: 12519
HB1984: The Appraised value of \$3,180 in 2023 as compared to \$4,860 in 2018 is a 34.57% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	2,520	0	3,180
ROAD & BRIDGE	2,520	0	3,180
GIDDINGS ISD	2,520	0	3,180

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	5,240 5,240 5,240	6,620 6,620 6,620	Lease: 9 Type: REAL Owner #: 97449 Legal: GERDES GARWOOD UNIT TRACT D2RE MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC 12519 UNIT 9912519 .009219 Override Royalty Category: G1 Railroad #: 12519 HB1984: The Appraised value of \$6,620 in 2023 as compared to \$8,660 in 2018 is a 23.56% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	5,240 5,240 5,240	0 0 0	6,620 6,620 6,620

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	3,370 3,370 3,370	4,250 4,250 4,250	Lease: 10 Type: REAL Owner #: 97449 Legal: GERDES GARWOOD UNIT TRACT E2RE MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC 12519 UNIT 9912519 .009219 Override Royalty Category: G1 Railroad #: 12519 HB1984: The Appraised value of \$4,250 in 2023 as compared to \$1,520 in 2018 is a 179.61% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	3,370 3,370 3,370	0 0 0	4,250 4,250 4,250

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	6,740 6,740 6,740	8,500 8,500 8,500	Lease: 11 Type: REAL Owner #: 97449 Legal: GERDES GARWOOD UNIT TRACT F1RE MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC 12519 UNIT 9912519 .009219 Override Royalty Category: G1 Railroad #: 12519 HB1984: The Appraised value of \$8,500 in 2023 as compared to \$4,980 in 2018 is a 70.68% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	6,740 6,740 6,740	0 0 0	8,500 8,500 8,500

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,020 2,020 2,020	2,360 2,360 2,360	Lease: 12004 Type: REAL Owner #: 97449 Legal: TRIGGER U S OPERATING INC AB 189 LAWRENCE C RRC #12004 .006085 Override Royalty Category: G1 Railroad #: 12004 HB1984: The Appraised value of \$2,360 in 2023 as compared to \$1,090 in 2018 is a 116.51% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,020 2,020 2,020	0 0 0	2,360 2,360 2,360

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	50 50 50	290 290 290	Lease: 12554 Type: REAL Owner #: 97449 Legal: DEBBIE U S OPERATING INC AB 189 LAWRENCE C RRC #12554 .002055 Override Royalty Category: G1 Railroad #: 12554 HB1984: The Appraised value of \$290 in 2023 as compared to \$620 in 2018 is a 53.23% decrease.
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	290 290 290

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	11,610 11,610 11,610	13,380 13,380 13,380	Lease: 13659 Type: REAL Owner #: 97449 Legal: SELMA 1RE U S OPERATING INC AB 81 DOBBINS J RRC #13659 .009219 Override Royalty Category: G1 Railroad #: 13659 HB1984: The Appraised value of \$13,380 in 2023 as compared to \$11,810 in 2018 is a 13.29% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	11,610 11,610 11,610	0 0 0	13,380 13,380 13,380

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	130 130 130	430 430 430	Lease: 13976 Type: REAL Owner #: 97449 Legal: TISH 1RE U S OPERATING INC AB 189 LAWRENCE C RRC #13976 .009219 Override Royalty Category: G1 Railroad #: 13976 HB1984: The Appraised value of \$430 in 2023 as compared to \$580 in 2018 is a 25.86% 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	430 430 430

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,990 1,990 1,990	1,250 1,250 1,250	Lease: 13988 Type: REAL Owner #: 97449 Legal: BIRDIE #1RE U S OPERATING INC AB 189 LAWRENCE C RRC #13988 .001982 Override Royalty Category: G1 Railroad #: 13988 HB1984: The Appraised value of \$1,250 in 2023 as compared to \$1,430 in 2018 is a 12.59% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,990 1,990 1,990	0 0 0	1,250 1,250 1,250

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,760 1,760 1,760	1,860 1,860 1,860	Lease: 14903 Type: REAL Owner #: 97449 Legal: GERDES-BREDTHAUER -1- MAGNOLIA OIL & GAS AB 330 WARD T W RRC #14903 .008400 Override Royalty Category: G1 Railroad #: 14903 HB1984: The Appraised value of \$1,860 in 2023 as compared to \$4,690 in 2018 is a 60.34% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,760 1,760 1,760	0 0 0	1,860 1,860 1,860

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,300 2,300 2,300	2,300 2,300 2,300	Lease: 14976 Type: REAL Owner #: 97449 Legal: MARY HELEN UNIT 2RE-4RE U S OPERATING INC AB 189 LAWRENCE C RRC #14976 .005268 Override Royalty Category: G1 Railroad #: 14976 HB1984: The Appraised value of \$2,300 in 2023 as compared to \$1,220 in 2018 is a 88.52% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,300 2,300 2,300	0 0 0	2,300 2,300 2,300

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,920 1,920 1,920	2,530 2,530 2,530	Lease: 15651 Type: REAL Owner #: 97449 Legal: PATRICIA UNIT U S OPERATING INC AB 189 LAWRENCE C RRC #15651 .002293 Override Royalty Category: G1 Railroad #: 15651 HB1984: The Appraised value of \$2,530 in 2023 as compared to \$1,670 in 2018 is a 51.50% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,920 1,920 1,920	0 0 0	2,530 2,530 2,530

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	960 960 960	1,010 1,010 1,010	Lease: 16116 Type: REAL Owner #: 97449 Legal: GERDES-BREDTHAUER UN 2 MAGNOLIA OIL & GAS AB 330 WARD T W RRC #16116 .002552 Override Royalty Category: G1 Railroad #: 16116 HB1984: The Appraised value of \$1,010 in 2023 as compared to \$880 in 2018 is a 14.77% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	960 960 960	0 0 0	1,010 1,010 1,010

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	2,690 2,690 2,690	2,580 2,580 2,580	Lease: 16254 Type: REAL Owner #: 97449 Legal: JENSEN -7- MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC #16254 .003593 Override Royalty Category: G1 Railroad #: 16254 HB1984: The Appraised value of \$2,580 in 2023 as compared to \$2,380 in 2018 is a 8.40% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	2,690 2,690 2,690	0 0 0	2,580 2,580 2,580

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	280 280 280	1,100 1,100 1,100	Lease: 19745 Type: REAL Owner #: 97449 Legal: VICKI -1A- U S OPERATING INC AB 81 DOBBINS J RRC #19745 TIK W/ENERVEST ETAL .002887 Override Royalty Category: G1 Railroad #: 19745 HB1984: The Appraised value of \$1,100 in 2023 as compared to \$2,180 in 2018 is a 49.54% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	280 280 280	0 0 0	1,100 1,100 1,100

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	800 800 800	710 710 710	Lease: 20529 Type: REAL Owner #: 97449 Legal: JENSEN U S OPERATING INC AB 189 LAWRENCE C RRC #20529 .002489 Override Royalty Category: G1 Railroad #: 20529 HB1984: The Appraised value of \$710 in 2023 as compared to \$580 in 2018 is a 22.41% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	800 800 800	0 0 0	710 710 710

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,320 1,320 1,320	2,910 2,910 2,910	Lease: 22223 Type: REAL Owner #: 97449 Legal: RAPPAPORT UNIT MAGNOLIA OIL & GAS AB 330 WARD T W RRC #22223 .003192 Override Royalty Category: G1 Railroad #: 22223 HB1984: The Appraised value of \$2,910 in 2023 as compared to \$1,110 in 2018 is a 162.16% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,320 1,320 1,320	0 0 0	2,910 2,910 2,910

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	430 430 430	1,380 1,380 1,380	Lease: 22806 Type: REAL Owner #: 97449 Legal: GERDES "B" MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC #22806 .009219 Override Royalty Category: G1 Railroad #: 22806 HB1984: The Appraised value of \$1,380 in 2023 as compared to \$2,840 in 2018 is a 51.41% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	430 430 430	0 0 0	1,380 1,380 1,380

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,400 2,400 2,400	2,340 2,340 2,340	Lease: 22835 Type: REAL Owner #: 97449 Legal: GERDES H #2 RE U S OPERATING INC AB 189 LAWRENCE C RRC #22835 .009219 Override Royalty Category: G1 Railroad #: 22835 HB1984: The Appraised value of \$2,340 in 2023 as compared to \$2,200 in 2018 is a 6.36% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,400 2,400 2,400	0 0 0	2,340 2,340 2,340

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	440 440 440	590 590 590	Lease: 23071 Type: REAL Owner #: 97449 Legal: FLORENCE UNIT U S OPERATING INC AB 22 WALLACE J Y RRC #23071 .001536 Override Royalty Category: G1 Railroad #: 23071 HB1984: The Appraised value of \$590 in 2023 as compared to \$280 in 2018 is a 110.71% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	440 440 440	0 0 0	590 590 590

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	950 950 950	2,560 2,560 2,560	Lease: 23309 Type: REAL Owner #: 97449 Legal: LAUDERDALE JOSIE UNIT MAGNOLIA OIL & GAS AB 2 BEST H RRC #23309 .004776 Override Royalty Category: G1 Railroad #: 23309 HB1984: The Appraised value of \$2,560 in 2023 as compared to \$1,940 in 2018 is a 31.96% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	950 950 950	0 0 0	2,560 2,560 2,560

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	220 220 90 130	800 800 320 480	Lease: 23674 Type: REAL Owner #: 97449 Legal: JENSEN RAY EST KAISER-FRANCIS OIL AB 189 LAWRENCE C RRC #23674 .007500 Override Royalty Category: G1 Railroad #: 23674 HB1984: The Appraised value of \$800 in 2023 as compared to \$310 in 2018 is a 158.06% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	220 220 90 130	0 0 0 0	800 800 320 480

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	7,830 7,830 7,830	8,050 8,050 8,050	Lease: 23856 Type: REAL Owner #: 97449 Legal: JAN U S OPERATING INC AB 189 LAWRENCE C RRC #23856 .008254 Override Royalty Category: G1 Railroad #: 23856 HB1984: The Appraised value of \$8,050 in 2023 as compared to \$4,180 in 2018 is a 92.58% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	7,830 7,830 7,830	0 0 0	8,050 8,050 8,050

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	930 930 930	1,000 1,000 1,000	Lease: 75992 Type: REAL Owner #: 97449 Legal: TISH #2 U S OPERATING INC AB 189 LAWRENCE C RRC #75992 .009219 Override Royalty Category: G1 Railroad #: 75992 HB1984: The Appraised value of \$1,000 in 2023 as compared to \$720 in 2018 is a 38.89% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	930 930 930	0 0 0	1,000 1,000 1,000

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		790 790 790	Lease: 89602 Type: REAL Owner #: 97449 Legal: GERDES GARWOOD G-1 MAGNOLIA OIL & GAS AB 189 LAWRENCE C RRC #089602 .009219 Override Royalty Category: G1 Railroad #: 89602 HB1984: The Appraised value of \$790 in 2023 as compared to \$3,280 in 2018 is a 75.91% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	0 0 0	0 0 0	790 790 790

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	58,900	0	72,770		
ROAD & BRIDGE	58,900	0	72,770		
GIDDINGS ISD	21,370	0	29,530		
DIME BOX ISD	37,530	0	43,240		