

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

832-243-9600

BEAMAN JAMES HOWARD
1607 EVERGLADES DR
TYLER TX 75703-2010



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: 95784 201

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	260 260 260	630 630 630	Lease: 11984 Type: REAL Owner #: 95784 Legal: HELEN #1 UNIT DALLAS PETRO GROUP AB 302 SORSBY W A RRC #11984 .010310 Royalty Interest Category: G1 Railroad #: 11984
HB1984: The Appraised value of \$630 in 2023 as compared to \$270 in 2018 is a 133.33% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	260 260 260	0 0 0	630 630 630

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	8,540 8,540 8,540	10,820 10,820 10,820	Lease: 15586 Type: REAL Owner #: 95784 Legal: ERIN U S OPERATING INC AB 302 SORSBY W A RRC #15586 .021737 Royalty Interest Category: G1 Railroad #: 15586 HB1984: The Appraised value of \$10,820 in 2023 as compared to \$6,530 in 2018 is a 65.70% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	8,540 8,540 8,540	0 0 0	10,820 10,820 10,820

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	8,040 8,040 8,040	8,910 8,910 8,910	Lease: 24690 Type: REAL Owner #: 95784 Legal: PETERSON NANCY U S OPERATING INC AB 302 SORSBY W A RRC #24690 .011645 Royalty Interest Category: G1 Railroad #: 24690 HB1984: The Appraised value of \$8,910 in 2023 as compared to \$5,570 in 2018 is a 59.96% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	8,040 8,040 8,040	0 0 0	8,910 8,910 8,910

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	16,840 16,840 16,840	0 0 0	20,360 20,360 20,360	