

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

SPRING-WINK PARTNERS LTD
% C ROBERT WINKLER III PRES
PO BOX 93
MIDLAND TX 79702-0093



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: 107395 3571
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	110 110 110	210 210 210	Lease: 12785 Type: REAL Owner #: 107395 Legal: ZGABAY EDWIN "D" 3RE & 4 MAGNOLIA OIL & GAS AB 152 HALL E H RRC #12785 .000273 Override Royalty Category: G1 Railroad #: 12785
HB1984: The Appraised value of \$210 in 2023 as compared to \$120 in 2018 is a 75.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	110	0	210
ROAD & BRIDGE	110	0	210
DIME BOX ISD	110	0	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](https://www.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	20 20 20	670 670 670	Lease: 14371 Type: REAL Owner #: 107395 Legal: SOMMER L C UNITS MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC #14371 .000846 Override Royalty Category: G1 Railroad #: 14371 HB1984: The Appraised value of \$670 in 2023 as compared to \$400 in 2018 is a 67.50% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	0 0 0	670 670 670

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	720 720 720	600 600 600	Lease: 14516 Type: REAL Owner #: 107395 Legal: LEHMANN IRA J #4 MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC #14516 .000263 Override Royalty Category: G1 Railroad #: 14516 HB1984: The Appraised value of \$600 in 2023 as compared to \$700 in 2018 is a 14.29% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	720 720 720	0 0 0	600 600 600

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	160 160 160	110 110 110	Lease: 15849 Type: REAL Owner #: 107395 Legal: KIMBERLY UNIT MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #15849 .000375 Override Royalty Category: G1 Railroad #: 15849 HB1984: The Appraised value of \$110 in 2023 as compared to \$200 in 2018 is a 45.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	160 160 160	0 0 0	110 110 110

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	60 60 60	50 50 50	Lease: 22110 Type: REAL Owner #: 107395 Legal: LEHMANN HEIRS OL UNIT 1RE MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22110 .000040 Override Royalty Category: G1 Railroad #: 22110 HB1984: The Appraised value of \$50 in 2023 as compared to \$30 in 2018 is a 66.67% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	60 60 60	0 0 0	50 50 50

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	20 20 20	40 40 40	Lease: 22200 Type: REAL Owner #: 107395 Legal: BOWERS MAGNOLIA OIL & GAS AB 152 HALL E H RRC #22200 .000698 Override Royalty Category: G1 Railroad #: 22200 HB1984: The Appraised value of \$40 in 2023 as compared to \$30 in 2018 is a 33.33% increase.		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	20 20 20	0 0 0	40 40 40		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		10 10 10	Lease: 22266 Type: REAL Owner #: 107395 Legal: WEEKS-LEHMANN UNIT W1 MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC #22266 .000020 Override Royalty Category: G1 Railroad #: 22266 HB1984: The Appraised value of \$10 in 2023 as compared to \$10 in 2018 is a .00% increase.		
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 GIDDINGS ISD	50 50 50	130 130 130	Lease: 22317 Type: REAL Owner #: 107395 Legal: LEHMANN IRA #2RE MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #22317 LEE 91.7% .000331 Override Royalty Category: G1 Railroad #: 22317 HB1984: The Appraised value of \$130 in 2023 as compared to \$470 in 2018 is a 72.34% decrease.		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	50 50 50	0 0 0	130 130 130		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	270 270 270	300 300 300	Lease: 200509 Type: REAL Owner #: 107395 Legal: BOWERS J A ESTATE #2 MAGNOLIA OIL & GAS AB 152 HALL E H RRC #200509 .000859 Override Royalty Category: G1 Railroad #: 200509 HB1984: The Appraised value of \$300 in 2023 as compared to \$140 in 2018 is a 114.29% increase.		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	270 270 270	0 0 0	300 300 300		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	140 140 140	220 220 220	Lease: 720189 Type: REAL Owner #: 107395 Legal: WEEKS-LEHMANN UNIT W2 MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC 22266 DP 786023 .000175 Override Royalty Category: G1 Railroad #: 22266 HB1984: The Appraised value of \$220 in 2023 as compared to \$430 in 2018 is a 48.84% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	140 140 140	0 0 0	220 220 220

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	210 210 210	150 150 150	Lease: 720249 Type: REAL Owner #: 107395 Legal: LEHMANN HEIRS OL UNIT 2H MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC 22110 DP 854912 .000040 Override Royalty Category: G1 Railroad #: 22110 No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	210 210 210	0 0 0	150 150 150

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	1,760	0	2,490		
ROAD & BRIDGE	1,760	0	2,490		
DIME BOX ISD	400	0	550		
GIDDINGS ISD	1,360	0	1,940		