

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: 104342 1002

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

EDGMON MERVAL MARITAL TRUST  
% LERETA LLC  
PO BOX 565887  
DALLAS TX 75356



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 GIDDINGS ISD	2,570 2,570 2,570	2,960 2,960 2,960	Lease: 16802 Type: REAL Owner #: 104342 Legal: E-C-F OIL UNIT 1RE MAGNOLIA OIL & GAS AB 18 SPARKS M RRC #16802  Agent: 291  .009485 Royalty Interest Category: G1 Railroad #: 16802
HB1984: The Appraised value of \$2,960 in 2023 as compared to \$4,240 in 2018 is a 30.19% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	2,570 2,570 2,570	0 0 0	2,960 2,960 2,960

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		20	10	Lease: 22323 Type: REAL Owner #: 104342 Legal: E-C-F OIL UNIT 2 MAGNOLIA OIL & GAS AB 309 SPENCE J S RRC #22323  .007258 Royalty Interest Category: G1 Railroad #: 22323  Agent: 291
ROAD & BRIDGE		20	10	
GIDDINGS ISD		20	10	
HB1984: The Appraised value of \$10 in 2023 as compared to \$70 in 2018 is a 85.71% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		20	0	10
ROAD & BRIDGE		20	0	10
GIDDINGS ISD		20	0	10

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		440	1,240	Lease: 25604 Type: REAL Owner #: 104342 Legal: EDGMON-CAMERON "A" MAGNOLIA OIL & GAS AB 18 SPARKS M RRC #25604  .015625 Royalty Interest Category: G1 Railroad #: 25604  Agent: 291
ROAD & BRIDGE		440	1,240	
GIDDINGS ISD		440	1,240	
HB1984: The Appraised value of \$1,240 in 2023 as compared to \$1,210 in 2018 is a 2.48% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		440	0	1,240
ROAD & BRIDGE		440	0	1,240
GIDDINGS ISD		440	0	1,240

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		1,090	1,680	Lease: 25606 Type: REAL Owner #: 104342 Legal: EDGMON-CAMERON "C" 10H MAGNOLIA OIL & GAS AB 18 SPARKS M RRC #25606  .015625 Royalty Interest Category: G1 Railroad #: 25606  Agent: 291
ROAD & BRIDGE		1,090	1,680	
GIDDINGS ISD		1,090	1,680	
HB1984: The Appraised value of \$1,680 in 2023 as compared to \$4,480 in 2018 is a 62.50% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		1,090	0	1,680
ROAD & BRIDGE		1,090	0	1,680
GIDDINGS ISD		1,090	0	1,680

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	4,120	0	5,890	
ROAD & BRIDGE	4,120	0	5,890	
GIDDINGS ISD	4,120	0	5,890	