

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

832-243-9600

JASE FAMILY LTD
PO BOX 904
MIDLAND TX 79702-0904



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: 94966 1794

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	30 30 30	50 50 50	Lease: 12257 Type: REAL Owner #: 94966 Legal: HARRIET U S OPERATING INC AB 22 WALLACE J Y RRC 12257 .000130 Royalty Interest Category: G1 Railroad #: 12257
HB1984: The Appraised value of \$50 in 2023 as compared to \$60 in 2018 is a 16.67% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	30 30 30	0 0 0	50 50 50

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		160	190	Lease: 12880 Type: REAL Owner #: 94966 Legal: STACEY LEE U S OPERATING INC AB 296 SHELBOURN J A RRC #12880 .000260 Royalty Interest Category: G1 Railroad #: 12880
ROAD & BRIDGE		160	190	
DIME BOX ISD		160	190	
HB1984: The Appraised value of \$190 in 2023 as compared to \$60 in 2018 is a 216.67% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		160	0	190
ROAD & BRIDGE		160	0	190
DIME BOX ISD		160	0	190

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		600	620	Lease: 13939 Type: REAL Owner #: 94966 Legal: MARGARET 1RE & 2 U S OPERATING INC AB 296 SHELBOURN J A RRC #13939 .000781 Royalty Interest Category: G1 Railroad #: 13939
ROAD & BRIDGE		600	620	
DIME BOX ISD		600	620	
HB1984: The Appraised value of \$620 in 2023 as compared to \$200 in 2018 is a 210.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		600	0	620
ROAD & BRIDGE		600	0	620
DIME BOX ISD		600	0	620

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		240	310	Lease: 15403 Type: REAL Owner #: 94966 Legal: MILDRED U S OPERATING INC AB 22 WALLACE J Y RRC #15403 .000640 Royalty Interest Category: G1 Railroad #: 15403
ROAD & BRIDGE		240	310	
DIME BOX ISD		240	310	
HB1984: The Appraised value of \$310 in 2023 as compared to \$180 in 2018 is a 72.22% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		240	0	310
ROAD & BRIDGE		240	0	310
DIME BOX ISD		240	0	310

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		410	440	Lease: 25568 Type: REAL Owner #: 94966 Legal: JANE #1 U S OPERATING INC AB 22 WALLACE J Y RRC #25568 .000781 Royalty Interest Category: G1 Railroad #: 25568
ROAD & BRIDGE		410	440	
DIME BOX ISD		410	440	
HB1984: The Appraised value of \$440 in 2023 as compared to \$280 in 2018 is a 57.14% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		410	0	440
ROAD & BRIDGE		410	0	440
DIME BOX ISD		410	0	440

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	730 730 730	720 720 720	720 720 720	Lease: 103617 Type: REAL Owner #: 94966 Legal: STRANGER T UNIT 4 MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #103617 .000885 Override Royalty Category: G1 Railroad #: 103617 HB1984: The Appraised value of \$720 in 2023 as compared to \$360 in 2018 is a 100.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	730 730 730	0 0 0	720 720 720	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	80 80 80	120 120 120	120 120 120	Lease: 696486 Type: REAL Owner #: 94966 Legal: IRENE #1 U S OPERATING INC AB 22 WALLACE J Y RRC #25761 .000781 Royalty Interest Category: G1 Railroad #: 25761 HB1984: The Appraised value of \$120 in 2023 as compared to \$100 in 2018 is a 20.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	80 80 80	0 0 0	120 120 120	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	610 610 610	600 600 600	600 600 600	Lease: 720204 Type: REAL Owner #: 94966 Legal: YEGUA CREEK RANCH CHESAPEAKE OPERATING AB 22 WALLACE J Y RRC 27071 DP 802066 .000229 Royalty Interest Category: G1 Railroad #: 27071 HB1984: The Appraised value of \$600 in 2023 as compared to \$540 in 2018 is a 11.11% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	610 610 610	0 0 0	600 600 600	

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	2,860	0	3,050	
ROAD & BRIDGE	2,860	0	3,050	
DIME BOX ISD	2,130	0	2,330	
GIDDINGS ISD	730	0	720	

