

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

LEE COUNTY  
LEE COUNTY TREASURERS OFFICE  
200 S MAIN ST STE 102  
GIDDINGS TX 78942-3245



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: 93378 2180  
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	2,170	2,400	Lease: 11314 Type: REAL Owner #: 93378
ROAD & BRIDGE	2,170	2,400	Legal: M & K #1RE
GIDDINGS ISD	2,170	2,400	MAGNOLIA OIL & GAS
GIDDINGS CITY	2,170	2,400	AB 32 BARKER J
			RRC #11314
			.002911 Royalty Interest
			Category: G1
			Railroad #: 11314
HB1984: The Appraised value of \$2,400 in 2023 as compared to \$1,910 in 2018 is a 25.65% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	2,170	0	2,400
ROAD & BRIDGE	2,170	0	2,400
GIDDINGS ISD	2,170	0	2,400
GIDDINGS CITY	2,170	0	2,400

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 GIDDINGS CITY	50 50 50 50	180 180 180 180	Lease: 11747 Type: REAL Owner #: 93378 Legal: FOX UNIT MAGNOLIA OIL & GAS AB 32 BARKER J RRC #11747  .000898 Royalty Interest Category: G1 Railroad #: 11747  HB1984: The Appraised value of \$180 in 2023 as compared to \$360 in 2018 is a 50.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	50 50 50 50	0 0 0 0	180 180 180 180

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	650 650 650	1,370 1,370 1,370	Lease: 19324 Type: REAL Owner #: 93378 Legal: BELL CAROL TRIVISTA OPERATING AB 284 SNEED J H RRC #19324  .010000 Override Royalty Category: G1 Railroad #: 19324  HB1984: The Appraised value of \$1,370 in 2023 as compared to \$90 in 2018 is a 1422.22% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	650 650 650	0 0 0	1,370 1,370 1,370

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	90 90 90	130 130 130	Lease: 19333 Type: REAL Owner #: 93378 Legal: DURENBERGER CLARENCE UN TR 1 TRIVISTA OPERATING AB 5 BURLESON J RRC 19333 UNIT 9919333  .010000 Override Royalty Category: G1 Railroad #: 19333  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	90 90 90	0 0 0	130 130 130

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	50 50 50	180 180 180	Lease: 19346 Type: REAL Owner #: 93378 Legal: ARDLT ERWIN E UNIT TRACT 4 TRIVISTA OPERATING AB 286 SMITH C S RRC #19346 UNIT #9919346  .010000 Override Royalty Category: G1 Railroad #: 19346  HB1984: The Appraised value of \$180 in 2023 as compared to \$220 in 2018 is a 18.18% 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	180 180 180

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK GIDDINGS CITY	100 100 100 40 100	260 260 260 100 260	Lease: 22772 Type: REAL Owner #: 93378 Legal: STATE OF TEXAS UNIT 2 MAGNOLIA OIL & GAS AB 190 LIGHTFOOT J W RRC #22772  .001222 Royalty Interest Category: G1 Railroad #: 22772  Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$260 in 2023 as compared to \$250 in 2018 is a 4.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK GIDDINGS CITY	100 100 100 0 100	0 0 0 100 0	260 260 260 0 260

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	13,210 13,210 13,210	16,890 16,890 16,890	Lease: 720236 Type: REAL Owner #: 93378 Legal: SEATTLE SLEW UNIT CRESCENT PASS ENERGY AB 8 COLEMAN R M RRC 27654 DP 843832  .009201 Royalty Interest Category: G1 Railroad #: 27654  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	13,210 13,210 13,210	0 0 0	16,890 16,890 16,890

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD LEXINGTON ISD	2,240 2,240 310 1,920	2,300 2,300 320 1,980	Lease: 720245 Type: REAL Owner #: 93378 Legal: FROSCHE UNIT 1H & 3H CRESCENT PASS ENERGY AB 305 STEVENS J P RRC 26558  .000819 Royalty Interest Category: G1 Railroad #: 26558  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD LEXINGTON ISD	2,240 2,240 310 1,920	0 0 0 0	2,300 2,300 320 1,980

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 GIDDINGS ISD GIDDINGS CITY CUMMINGS CREEK LEXINGTON ISD	18,560 18,560 16,630 2,320 0 1,920	0 0 0 0 100 0	23,710 23,710 21,730 2,840 0 1,980		

