

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: 93199 3753

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

THOMPSON J CLEO
% RYAN LLC
13155 NOEL RD STE 100 LBOX 78
DALLAS TX 75240



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	6,670 6,670 6,670	10,420 10,420 10,420	Lease: 12560 Type: REAL Owner #: 93199 Legal: JURCEK #1 MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #12560 Agent: 084 .018000 Override Royalty Category: G1 Railroad #: 12560
HB1984: The Appraised value of \$10,420 in 2023 as compared to \$3,630 in 2018 is a 187.05% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	6,670 6,670 6,670	0 0 0	10,420 10,420 10,420

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	20	Lease: 13601	Type: REAL Owner #: 93199
ROAD & BRIDGE		20	20	Legal: COLLINS MYRTLE UNIT	
GIDDINGS ISD		20	20	MAGNOLIA OIL & GAS	
				AB 98 ESTES A	
				RRC #13601	Agent: 084
				.004374 Override Royalty	
				Category: G1	
				Railroad #: 13601	
HB1984: The Appraised value of \$20 in 2023 as compared to \$60 in 2018 is a 66.67% decrease.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		20	0	20	
ROAD & BRIDGE		20	0	20	
GIDDINGS ISD		20	0	20	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY		1,400	1,300	Lease: 22457	Type: REAL Owner #: 93199
ROAD & BRIDGE		1,400	1,300	Legal: BAMSCH O L	
GIDDINGS ISD		1,400	1,300	MAGNOLIA OIL & GAS	
				AB 329 VASHARY J	
				RRC #22457	Agent: 084
				.050983 Override Royalty	
				Category: G1	
				Railroad #: 22457	
HB1984: The Appraised value of \$1,300 in 2023 as compared to \$3,160 in 2018 is a 58.86% decrease.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		1,400	0	1,300	
ROAD & BRIDGE		1,400	0	1,300	
GIDDINGS ISD		1,400	0	1,300	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY		4,380	940	Lease: 23178	Type: REAL Owner #: 93199
ROAD & BRIDGE		4,380	940	Legal: MELANIE #1RE	
GIDDINGS ISD		4,380	940	MAGNOLIA OIL & GAS	
				AB 98 ESTES A	
				RRC #23178	Agent: 084
				.025139 Override Royalty	
				Category: G1	
				Railroad #: 23178	
HB1984: The Appraised value of \$940 in 2023 as compared to \$7,080 in 2018 is a 86.72% decrease.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		4,380	0	940	
ROAD & BRIDGE		4,380	0	940	
GIDDINGS ISD		4,380	0	940	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY		1,830	4,930	Lease: 23309	Type: REAL Owner #: 93199
ROAD & BRIDGE		1,830	4,930	Legal: LAUDERDALE JOSIE UNIT	
GIDDINGS ISD		1,830	4,930	MAGNOLIA OIL & GAS	
				AB 2 BEST H	
				RRC #23309	Agent: 084
				.009209 Override Royalty	
				Category: G1	
				Railroad #: 23309	
HB1984: The Appraised value of \$4,930 in 2023 as compared to \$3,730 in 2018 is a 32.17% increase.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		1,830	0	4,930	
ROAD & BRIDGE		1,830	0	4,930	
GIDDINGS ISD		1,830	0	4,930	

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	14,300	0	17,610		
ROAD & BRIDGE	14,300	0	17,610		
DIME BOX ISD	6,670	0	10,420		
GIDDINGS ISD	7,630	0	7,190		

