

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: 104152 2696

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

MOSBACHER ENERGY COMPANY
% 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 GIDDINGS ISD	310 310 180 120	420 420 250 170	Lease: 11725 Type: REAL Owner #: 104152 Legal: BURTSCHHELL ELDER DALLAS PETRO GROUP AB 302 SORSBY W A RRC #11725 .020046 Override Royalty Category: G1 Railroad #: 11725 Agent: 084
HB1984: The Appraised value of \$420 in 2023 as compared to \$390 in 2018 is a 7.69% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	310 310 180 120	0 0 0 0	420 420 250 170

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		180	190	Lease: 12262 Type: REAL Owner #: 104152 Legal: MARY KAY 2 DALLAS PETRO GROUP AB 1 AUSTIN S F RRC #12262 .013364 Override Royalty Category: G1 Railroad #: 12262 Agent: 084
ROAD & BRIDGE		180	190	
DIME BOX ISD		180	190	
HB1984: The Appraised value of \$190 in 2023 as compared to \$520 in 2018 is a 63.46% decrease.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	180	0	190	
ROAD & BRIDGE	180	0	190	
DIME BOX ISD	180	0	190	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		6,510	8,200	Lease: 13396 Type: REAL Owner #: 104152 Legal: LOAFMAN NADINE DALLAS PETRO GROUP AB 152 HALL E H RRC #13396 .010691 Override Royalty Category: G1 Railroad #: 13396 Agent: 084
ROAD & BRIDGE		6,510	8,200	
DIME BOX ISD		6,510	8,200	
HB1984: The Appraised value of \$8,200 in 2023 as compared to \$660 in 2018 is a 1142.42% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	6,510	0	8,200	
ROAD & BRIDGE	6,510	0	8,200	
DIME BOX ISD	6,510	0	8,200	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		40	30	Lease: 14028 Type: REAL Owner #: 104152 Legal: GREGORY THEODORE MAGNOLIA OIL & GAS AB 197 LOFTIN G B RRC #14028 .001223 Override Royalty Category: G1 Railroad #: 14028 Agent: 084
ROAD & BRIDGE		40	30	
DIME BOX ISD		40	30	
HB1984: The Appraised value of \$30 in 2023 as compared to \$200 in 2018 is a 85.00% decrease.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	40	0	30	
ROAD & BRIDGE	40	0	30	
DIME BOX ISD	40	0	30	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		6,810	4,760	Lease: 14702 Type: REAL Owner #: 104152 Legal: GAEKE LORETTA UNIT DALLAS PETRO GROUP AB 1 AUSTIN S F RRC #14702 .013472 Override Royalty Category: G1 Railroad #: 14702 Agent: 084
ROAD & BRIDGE		6,810	4,760	
DIME BOX ISD		6,810	4,760	
HB1984: The Appraised value of \$4,760 in 2023 as compared to \$860 in 2018 is a 453.49% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	6,810	0	4,760	
ROAD & BRIDGE	6,810	0	4,760	
DIME BOX ISD	6,810	0	4,760	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	9,780 9,780 9,780	9,720 9,720 9,720	Lease: 22356 Type: REAL Owner #: 104152 Legal: CARMEAN MAGNOLIA OIL & GAS AB 139 GENTRY G W & 298 SMITH RRC #22356 .015916 Override Royalty Category: G1 Railroad #: 22356 Agent: 084
HB1984: The Appraised value of \$9,720 in 2023 as compared to \$5,830 in 2018 is a 66.72% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	9,780 9,780 9,780	0 0 0	9,720 9,720 9,720

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	120 120 120	450 450 450	Lease: 720140 Type: REAL Owner #: 104152 Legal: MARY KAY 1 DALLAS PETRO GROUP AB 1 AUSTIN S F RRC 26007 .013364 Override Royalty Category: G1 Railroad #: 26007 Agent: 084
No 2018 Hist			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	120 120 120	0 0 0	450 450 450

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	2,370 2,370 2,370	3,180 3,180 3,180	Lease: 720241 Type: REAL Owner #: 104152 Legal: MCCOY 1H CHESAPEAKE OPERATING AB 22 WALLACE J Y RRC 27722 DP 842752 .000375 Override Royalty Category: G1 Railroad #: 27722 Agent: 084
No 2018 Hist			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	2,370 2,370 2,370	0 0 0	3,180 3,180 3,180

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	26,120	0	26,950	
ROAD & BRIDGE	26,120	0	26,950	
DIME BOX ISD	16,210	0	17,060	
GIDDINGS ISD	9,900	0	9,890	

