

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: 108778 2134

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

LAFRENTZ SALLY
4901 KINSEY DR APT 1722
TYLER TX 75703



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	300 300 300	440 440 440	Lease: 18619 Type: REAL Owner #: 108778 Legal: SIMMANG Q.W. MAGNOLIA OIL & GAS AB 302 SORSBY W A RRC #18619 .004705 Royalty Interest Category: G1 Railroad #: 18619
HB1984: The Appraised value of \$440 in 2023 as compared to \$540 in 2018 is a 18.52% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	300 300 300	0 0 0	440 440 440

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		90	860	Lease: 19210 Type: REAL Owner #: 108778 Legal: LEACHMAN "F" 12 ADS OIL & GAS INC AB 107 FURNASH J RRC #19210 .007910 Royalty Interest Category: G1 Railroad #: 19210
ROAD & BRIDGE		90	860	
LEXINGTON ISD		90	860	
HB1984: The Appraised value of \$860 in 2023 as compared to \$870 in 2018 is a 1.15% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		90	0	860
ROAD & BRIDGE		90	0	860
LEXINGTON ISD		90	0	860

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		30	420	Lease: 21751 Type: REAL Owner #: 108778 Legal: DOUBLE EAGLE RANCH 'A' MAGNOLIA OIL & GAS AB 313 TAYLOR J B & 302 SORSBY RRC #21751 .004814 Royalty Interest Category: G1 Railroad #: 21751
ROAD & BRIDGE		30	420	
DIME BOX ISD	G	30	420	
Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$420 in 2023 as compared to \$1,050 in 2018 is a 60.00% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		30	0	420
ROAD & BRIDGE		30	0	420
DIME BOX ISD		0	420	0

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		160	160	Lease: 103617 Type: REAL Owner #: 108778 Legal: STRANGER T UNIT 4 MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #103617 .000197 Royalty Interest Category: G1 Railroad #: 103617
ROAD & BRIDGE		160	160	
GIDDINGS ISD		160	160	
HB1984: The Appraised value of \$160 in 2023 as compared to \$80 in 2018 is a 100.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		160	0	160
ROAD & BRIDGE		160	0	160
GIDDINGS ISD		160	0	160

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	580	0	1,880	
ROAD & BRIDGE	580	0	1,880	
GIDDINGS ISD	460	0	600	
LEXINGTON ISD	90	0	860	
DIME BOX ISD	0	420	0	