

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

832-243-9600

BRAME SHANNON MICHELLE
5514 MOSS GLENN LN
HOUSTON TX 77088-5533



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: 202235 447

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	390 390 390	340 340 340	Lease: 11835 Type: REAL Owner #: 202235 Legal: HILLIARD UNIT U S OPERATING INC AB 197 LOFTIN G B RRC #11835 .000924 Royalty Interest Category: G1 Railroad #: 11835
HB1984: The Appraised value of \$340 in 2023 as compared to \$340 in 2018 is a .00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	390 390 390	0 0 0	340 340 340

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		110	160	Lease: 13764 Type: REAL Owner #: 202235 Legal: DAISY U S OPERATING INC AB 27 ARMSTRONG L M RRC #13764 .000864 Royalty Interest Category: G1 Railroad #: 13764
ROAD & BRIDGE		110	160	
DIME BOX ISD		110	160	
HB1984: The Appraised value of \$160 in 2023 as compared to \$420 in 2018 is a 61.90% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		110	0	160
ROAD & BRIDGE		110	0	160
DIME BOX ISD		110	0	160

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		260	170	Lease: 15483 Type: REAL Owner #: 202235 Legal: VIRGINIA UNIT U S OPERATING INC AB 207 MANCHA J F RRC #15483 .000835 Royalty Interest Category: G1 Railroad #: 15483
ROAD & BRIDGE		260	170	
DIME BOX ISD		260	170	
HB1984: The Appraised value of \$170 in 2023 as compared to \$60 in 2018 is a 183.33% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		260	0	170
ROAD & BRIDGE		260	0	170
DIME BOX ISD		260	0	170

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		110	140	Lease: 15586 Type: REAL Owner #: 202235 Legal: ERIN U S OPERATING INC AB 302 SORSBY W A RRC #15586 .000283 Royalty Interest Category: G1 Railroad #: 15586
ROAD & BRIDGE		110	140	
DIME BOX ISD		110	140	
HB1984: The Appraised value of \$140 in 2023 as compared to \$90 in 2018 is a 55.56% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		110	0	140
ROAD & BRIDGE		110	0	140
DIME BOX ISD		110	0	140

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		100	100	Lease: 16694 Type: REAL Owner #: 202235 Legal: LASHARON U S OPERATING INC AB 197 LOFTIN G B RRC #16694 .000937 Royalty Interest Category: G1 Railroad #: 16694
ROAD & BRIDGE		100	100	
DIME BOX ISD		100	100	
HB1984: The Appraised value of \$100 in 2023 as compared to \$100 in 2018 is a .00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		100	0	100
ROAD & BRIDGE		100	0	100
DIME BOX ISD		100	0	100

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	G	50 50 50	80 80 80	Lease: 23334 Type: REAL Owner #: 202235 Legal: LEHMANN-BLUME 1RE MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #23334 .000276 Royalty Interest Category: G1 Railroad #: 23334
Exemptions : G=LESS THAN \$500 MIN INT No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		50	0	80
ROAD & BRIDGE		50	0	80
GIDDINGS ISD		0	80	0

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		420 420 420	470 470 470	Lease: 24690 Type: REAL Owner #: 202235 Legal: PETERSON NANCY U S OPERATING INC AB 302 SORSBY W A RRC #24690 .000610 Royalty Interest Category: G1 Railroad #: 24690
HB1984: The Appraised value of \$470 in 2023 as compared to \$290 in 2018 is a 62.07% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		420	0	470
ROAD & BRIDGE		420	0	470
DIME BOX ISD		420	0	470

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	1,440	0	1,460	
ROAD & BRIDGE	1,440	0	1,460	
DIME BOX ISD	1,390	0	1,380	
GIDDINGS ISD	0	80	0	

