

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: 96374 710

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

COLLINS GEORGE W III
42059 BROADMOOR CT # W13B
WHITNEY TX 76692-9456



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	100 100 100	160 160 160	Lease: 12257 Type: REAL Owner #: 96374 Legal: HARRIET U S OPERATING INC AB 22 WALLACE J Y RRC 12257 .000391 Override Royalty Category: G1 Railroad #: 12257
HB1984: The Appraised value of \$160 in 2023 as compared to \$180 in 2018 is a 11.11% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	100 100 100	0 0 0	160 160 160

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		350	560	Lease: 16901 Type: REAL Owner #: 96374
ROAD & BRIDGE		350	560	Legal: KATIE "J"
DIME BOX ISD		350	560	U S OPERATING INC AB 22 WALLACE J Y RRC #16901
.001146 Override Royalty Category: G1 Railroad #: 16901				
HB1984: The Appraised value of \$560 in 2023 as compared to \$80 in 2018 is a 600.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		350	0	560
ROAD & BRIDGE		350	0	560
DIME BOX ISD		350	0	560

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		40	150	Lease: 17468 Type: REAL Owner #: 96374
ROAD & BRIDGE		40	150	Legal: MAXYE #1-RE
GIDDINGS ISD		40	150	U S OPERATING INC AB 207 MANCHA J F & 189 LAWRE RRC #17468
.001500 Override Royalty Category: G1 Railroad #: 17468				
HB1984: The Appraised value of \$150 in 2023 as compared to \$110 in 2018 is a 36.36% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		40	0	150
ROAD & BRIDGE		40	0	150
GIDDINGS ISD		40	0	150

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		300	70	Lease: 23178 Type: REAL Owner #: 96374
ROAD & BRIDGE		300	70	Legal: MELANIE #1RE
GIDDINGS ISD		300	70	MAGNOLIA OIL & GAS AB 98 ESTES A RRC #23178
.001738 Override Royalty Category: G1 Railroad #: 23178				
HB1984: The Appraised value of \$70 in 2023 as compared to \$490 in 2018 is a 85.71% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		300	0	70
ROAD & BRIDGE		300	0	70
GIDDINGS ISD		300	0	70

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		390	670	Lease: 23321 Type: REAL Owner #: 96374
ROAD & BRIDGE		390	670	Legal: LAWRENCE UNIT
DIME BOX ISD		150	270	MAGNOLIA OIL & GAS
GIDDINGS ISD		230	400	AB 207 MANCHA J F RRC #23321
.000826 Override Royalty Category: G1 Railroad #: 23321				
HB1984: The Appraised value of \$670 in 2023 as compared to \$380 in 2018 is a 76.32% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		390	0	670
ROAD & BRIDGE		390	0	670
DIME BOX ISD		150	0	270
GIDDINGS ISD		230	0	400

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		10 10 10	30 30 30	Lease: 25099 Type: REAL Owner #: 96374 Legal: HARRIET (NAVARRO) #1 U S OPERATING INC AB 22 WALLACE J Y RRC #25099 .000391 Override Royalty Category: G1 Railroad #: 25099 HB1984: The Appraised value of \$30 in 2023 as compared to \$10 in 2018 is a 200.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	10 10 10	0 0 0	30 30 30	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		30 30 30	110 110 110	Lease: 83135 Type: REAL Owner #: 96374 Legal: MAXYE #2 U S OPERATING INC AB 189 LAWRENCE C RRC #083135 .001500 Override Royalty Category: G1 Railroad #: 83135 HB1984: The Appraised value of \$110 in 2023 as compared to \$30 in 2018 is a 266.67% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	30 30 30	0 0 0	110 110 110	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		780 780 780	950 950 950	Lease: 108671 Type: REAL Owner #: 96374 Legal: LOU-ANN #1-RE MAGNOLIA OIL & GAS AB 81 DOBBINS J RRC 26008 .000760 Override Royalty Category: G1 Railroad #: 26008 HB1984: The Appraised value of \$950 in 2023 as compared to \$850 in 2018 is a 11.76% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	780 780 780	0 0 0	950 950 950	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		40 40 40	60 60 60	Lease: 696486 Type: REAL Owner #: 96374 Legal: IRENE #1 U S OPERATING INC AB 22 WALLACE J Y RRC #25761 .000391 Override Royalty Category: G1 Railroad #: 25761 HB1984: The Appraised value of \$60 in 2023 as compared to \$50 in 2018 is a 20.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	40 40 40	0 0 0	60 60 60	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,730 1,730 1,730	1,700 1,700 1,700	Lease: 720204 Type: REAL Owner #: 96374 Legal: YEGUA CREEK RANCH CHESAPEAKE OPERATING AB 22 WALLACE J Y RRC 27071 DP 802066 .000646 Override Royalty Category: G1 Railroad #: 27071 HB1984: The Appraised value of \$1,700 in 2023 as compared to \$1,510 in 2018 is a 12.58% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	1,730 1,730 1,730	0 0 0	1,700 1,700 1,700

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 DIME BOX ISD GIDDINGS ISD	3,770 3,770 2,380 1,380	0 0 0 0	4,460 4,460 2,780 1,680