

This is NOT a Tax Statement      **Notice Of Appraised Value**  
Do NOT Pay From This Notice

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

832-243-9600

TRIGG PATSY NAMKEN  
137 TRIGG RD UNIT B  
BASTROP TX 78602-3513



**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: 95388 3788

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 GIDDINGS ISD GIDDINGS CITY                      G	30 30 30 30	40 40 40 40	Lease: 11314    Type: REAL    Owner #: 95388 Legal: M & K #1RE MAGNOLIA OIL & GAS AB 32 BARKER J RRC #11314  .000047 Royalty Interest Category: G1 Railroad #: 11314
Exemptions :                      G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$40 in 2023 as compared to \$30 in 2018 is a 33.33% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	30 30 30 0	0 0 0 40	40 40 40 0

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 ROAD & BRIDGE GIDDINGS ISD	320 320 320	270 270 270	Lease: 19876 Type: REAL Owner #: 95388 Legal: STEGLICH 2-4 TRIVISTA OPERATING AB 332 WOODY S RRC #19876 LEE 14% BASTROP 86%  .037500 Royalty Interest Category: G1 Railroad #: 19876  HB1984: The Appraised value of \$270 in 2023 as compared to \$210 in 2018 is a 28.57% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	320 320 320	0 0 0	270 270 270

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	21,610 21,610 21,610	18,980 18,980 18,980	Lease: 720168 Type: REAL Owner #: 95388 Legal: FASKE BIRNBAUM W#2HR CRESCENT PASS ENERGY AB 185 KUYKENDALL A RRC 26306 2014 SUPPLEMENT  .003322 Royalty Interest Category: G1 Railroad #: 26306  HB1984: The Appraised value of \$18,980 in 2023 as compared to \$5,230 in 2018 is a 262.91% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	21,610 21,610 21,610	0 0 0	18,980 18,980 18,980

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,530 1,530 1,530	1,470 1,470 1,470	Lease: 720169 Type: REAL Owner #: 95388 Legal: BIRNBAUM UNIT W#1H CRESCENT PASS ENERGY AB 185 KUYKENDALL B RRC 26526 DP 766734  .003321 Royalty Interest Category: G1 Railroad #: 26526  HB1984: The Appraised value of \$1,470 in 2023 as compared to \$2,240 in 2018 is a 34.38% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,530 1,530 1,530	0 0 0	1,470 1,470 1,470

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	23,490	0	20,760		
ROAD & BRIDGE	23,490	0	20,760		
GIDDINGS ISD	23,490	0	20,760		
GIDDINGS CITY	0	40	0		