

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

TEXAKAN RESOURCES
6505 E CENTRAL AVE # 237
WICHITA KS 67206-1924



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: 200449 3719

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 G	90 90 90	90 90 90	Lease: 11992 Type: REAL Owner #: 200449 Legal: SANDY UNIT MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #11992 .000100 Royalty Interest Category: G1 Railroad #: 11992
Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$90 in 2023 as compared to \$70 in 2018 is a 28.57% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	90 90 0	0 0 90	90 90 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 DIME BOX ISD G	50 50 50	60 60 60	Lease: 12039 Type: REAL Owner #: 200449 Legal: STEIN J #1 MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #12039 .000100 Royalty Interest Category: G1 Railroad #: 12039 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$60 in 2023 as compared to \$40 in 2018 is a 50.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	50 50 0	0 0 60	60 60 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD G		20 20 20	Lease: 12395 Type: REAL Owner #: 200449 Legal: MINERVA DALLAS PETRO GROUP AB 1 AUSTIN S F RRC #12395 .000052 Royalty Interest Category: G1 Railroad #: 12395 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$20 in 2023 as compared to \$10 in 2018 is a 100.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	0 0 0	0 0 20	20 20 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE LEXINGTON ISD G	20 20 20	40 40 40	Lease: 12522 Type: REAL Owner #: 200449 Legal: MALOY-COFFIELD UNIT ERNEST OPERATING CO AB 60 CHENOWETH J RRC #12522 .000581 Royalty Interest Category: G1 Railroad #: 12522 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$40 in 2023 as compared to \$10 in 2018 is a 300.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE LEXINGTON ISD	20 20 0	0 0 40	40 40 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD G	10 10 10	10 10 10	Lease: 13660 Type: REAL Owner #: 200449 Legal: TRACY #1RE U S OPERATING INC AB 2 BEST H RRC #13660 .000038 Override Royalty Category: G1 Railroad #: 13660 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$10 in 2023 as compared to \$10 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	10 10 0	0 0 10	10 10 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK G G	240 240 240 240	300 300 300 300	Lease: 18071 Type: REAL Owner #: 200449 Legal: EL CAPITAN CREATIVE OIL & GAS AB 18 SPARKS M RRC #18071 .002083 Royalty Interest Category: G1 Railroad #: 18071 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$300 in 2023 as compared to \$80 in 2018 is a 275.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD CUMMINGS CREEK	240 240 0 0	0 0 300 300	300 300 0 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD G	10 10 10	10 10 10	Lease: 18512 Type: REAL Owner #: 200449 Legal: LUCKY "v" TEX-LEE OPERATING CO AB 118 FROST D RRC #18512 .000867 Royalty Interest Category: G1 Railroad #: 18512 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$10 in 2023 as compared to \$50 in 2018 is a 80.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	10 10 0	0 0 10	10 10 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD G	10 10 10	20 20 20	Lease: 25660 Type: REAL Owner #: 200449 Legal: LOEBAU UNIT 1 CHESAPEAKE OPERATING AB 173 IRVIN J S & AB 70 RRC #25660 .000093 Royalty Interest Category: G1 Railroad #: 25660 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$20 in 2023 as compared to \$20 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	10 10 0	0 0 20	20 20 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD G	120 120 120	270 270 270	Lease: 25712 Type: REAL Owner #: 200449 Legal: WIEDERHOLD UNIT 1 CHESAPEAKE OPERATING AB 313 TAYLOR, AB 10 GATES & RRC #25712 AB 3 BIRD .000670 Override Royalty Category: G1 Railroad #: 25712 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$270 in 2023 as compared to \$230 in 2018 is a 17.39% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	120 120 0	0 0 270	270 270 0

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	550	0	820		
ROAD & BRIDGE	550	0	820		
DIME BOX ISD	0	470	0		
LEXINGTON ISD	0	40	0		
GIDDINGS ISD	0	310	0		
CUMMINGS CREEK	0	300	0		