

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

832-243-9600

LEEXUS OIL LLC
PO BOX 726
GIDDINGS TX 78942-0726



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: 106294 2191

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 No 2018 Hist | 7,440 7,440 7,440 | 11,220 11,220 11,220 | Lease: 12585 Type: REAL Owner #: 106294 Legal: KING R LEEXUS OIL LLC AB 123 FREEMAN T RRC #12585 .727613 Working Interest Category: G1 Railroad #: 12585 |
| Taxing Units | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | 7,440 7,440 7,440 | 0 0 0 | 11,220 11,220 11,220 |

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 | | 7,440 7,440 7,440 | 36,460 36,460 36,460 | Lease: 12987 Type: REAL Owner #: 106294 Legal: ZONA MARY UNIT LEEXUS OIL LLC AB 18 SPARKS M RRC #12987 .742013 Working Interest Category: G1 Railroad #: 12987 | | |
| No 2018 Hist | | | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) | | |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 7,440 7,440 7,440 | 0 0 0 | 36,460 36,460 36,460 | | |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION | | |
|---|--|----------------------------|-------------------------------|---|--|--|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 44,730 44,730 44,730 | 139,560 139,560 139,560 | Lease: 14106 Type: REAL Owner #: 106294 Legal: LONIE MAE #1-H LEEXUS OIL LLC AB 352 WILKERSON W L RRC #14106 .740101 Working Interest Category: G1 Railroad #: 14106 | | |
| No 2018 Hist | | | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) | | |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 44,730 44,730 44,730 | 0 0 0 | 139,560 139,560 139,560 | | |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION | | |
|---|--|-------------------------|----------------------------|---|--|--|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 7,810 7,810 7,810 | 11,600 11,600 11,600 | Lease: 14980 Type: REAL Owner #: 106294 Legal: SIEGMUND MAX LEEXUS OIL LLC AB 68 CROSBY J J RRC #14980 .750000 Working Interest Category: G1 Railroad #: 14980 | | |
| No 2018 Hist | | | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) | | |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 7,810 7,810 7,810 | 0 0 0 | 11,600 11,600 11,600 | | |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION | | |
|--|--|-------------------------|-------------------------|--|--|--|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 7,440 7,440 7,440 | 7,810 7,810 7,810 | Lease: 16737 Type: REAL Owner #: 106294 Legal: JENNY "P" LEEXUS OIL LLC AB 20 VARELMAN J D RRC #16737 .751910 Working Interest Category: G1 Railroad #: 16737 | | |
| HB1984: The Appraised value of \$7,810 in 2023 as compared to \$7,390 in 2018 is a 5.68% increase. | | | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) | | |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | | 7,440 7,440 7,440 | 0 0 0 | 7,810 7,810 7,810 | | |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|--|--|---------------------|---------------------|---|
| LEE COUNTY | | 620 | 1,020 | Lease: 18018 Type: REAL Owner #: 106294 Legal: GOIN 1H LEEXUS OIL LLC AB 196 LAVERMAN L RRC #18018 .020000 Override Royalty Category: G1 Railroad #: 18018 |
| ROAD & BRIDGE | | 620 | 1,020 | |
| GIDDINGS ISD | | 620 | 1,020 | |
| HB1984: The Appraised value of \$1,020 in 2023 as compared to \$440 in 2018 is a 131.82% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 620 | 0 | 1,020 |
| ROAD & BRIDGE | | 620 | 0 | 1,020 |
| GIDDINGS ISD | | 620 | 0 | 1,020 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|--|---------------------|---------------------|---|
| LEE COUNTY | | 7,440 | 20,730 | Lease: 18018 Type: REAL Owner #: 106294 Legal: GOIN 1H LEEXUS OIL LLC AB 196 LAVERMAN L RRC #18018 .750000 Working Interest Category: G1 Railroad #: 18018 |
| ROAD & BRIDGE | | 7,440 | 20,730 | |
| GIDDINGS ISD | | 7,440 | 20,730 | |
| HB1984: The Appraised value of \$20,730 in 2023 as compared to \$7,390 in 2018 is a 180.51% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 7,440 | 0 | 20,730 |
| ROAD & BRIDGE | | 7,440 | 0 | 20,730 |
| GIDDINGS ISD | | 7,440 | 0 | 20,730 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|--|---------------------|---------------------|---|
| LEE COUNTY | | 7,440 | 39,660 | Lease: 19461 Type: REAL Owner #: 106294 Legal: PATSY LEEXUS OIL LLC AB 81 DOBBINS J RRC #19461 .750000 Working Interest Category: G1 Railroad #: 19461 |
| ROAD & BRIDGE | | 7,440 | 39,660 | |
| GIDDINGS ISD | | 7,440 | 39,660 | |
| HB1984: The Appraised value of \$39,660 in 2023 as compared to \$7,630 in 2018 is a 419.79% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 7,440 | 0 | 39,660 |
| ROAD & BRIDGE | | 7,440 | 0 | 39,660 |
| GIDDINGS ISD | | 7,440 | 0 | 39,660 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|-------------------------------|--|---------------------|---------------------|--|
| LEE COUNTY | | 7,440 | 14,220 | Lease: 20092 Type: REAL Owner #: 106294 Legal: BECKER-OLTMANN #1H LEEXUS OIL LLC AB 322 TAYLOR F RRC #20092 .776676 Working Interest Category: G1 Railroad #: 20092 |
| ROAD & BRIDGE | | 7,440 | 14,220 | |
| GIDDINGS ISD | | 7,440 | 14,220 | |
| No 2018 Hist | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 7,440 | 0 | 14,220 |
| ROAD & BRIDGE | | 7,440 | 0 | 14,220 |
| GIDDINGS ISD | | 7,440 | 0 | 14,220 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|--|---------------------|---------------------|---|
| LEE COUNTY | | 220 | 360 | Lease: 20151 Type: REAL Owner #: 106294 Legal: SCHULZE LEEXUS OIL LLC AB 140 GIBSON W RRC #20151 .002165 Override Royalty Category: G1 Railroad #: 20151 |
| ROAD & BRIDGE | | 220 | 360 | |
| GIDDINGS ISD | | 220 | 360 | |
| HB1984: The Appraised value of \$360 in 2023 as compared to \$250 in 2018 is a 44.00% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 220 | 0 | 360 |
| ROAD & BRIDGE | | 220 | 0 | 360 |
| GIDDINGS ISD | | 220 | 0 | 360 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|--|---------------------|---------------------|---|
| LEE COUNTY | | 32,920 | 68,460 | Lease: 20151 Type: REAL Owner #: 106294 Legal: SCHULZE LEEXUS OIL LLC AB 140 GIBSON W RRC #20151 .750000 Working Interest Category: G1 Railroad #: 20151 |
| ROAD & BRIDGE | | 32,920 | 68,460 | |
| GIDDINGS ISD | | 32,920 | 68,460 | |
| HB1984: The Appraised value of \$68,460 in 2023 as compared to \$37,300 in 2018 is a 83.54% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 32,920 | 0 | 68,460 |
| ROAD & BRIDGE | | 32,920 | 0 | 68,460 |
| GIDDINGS ISD | | 32,920 | 0 | 68,460 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|--|---------------------|---------------------|--|
| LEE COUNTY | | 5,580 | 9,040 | Lease: 22122 Type: REAL Owner #: 106294 Legal: LOEBAU LEEXUS OIL LLC AB 148 HODGE & AB 10 GATES & RRC #22122 AB 149 HINDS .749800 Working Interest Category: G1 Railroad #: 22122 |
| ROAD & BRIDGE | | 5,580 | 9,040 | |
| DIME BOX ISD | | 5,580 | 9,040 | |
| HB1984: The Appraised value of \$9,040 in 2023 as compared to \$5,540 in 2018 is a 63.18% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 5,580 | 0 | 9,040 |
| ROAD & BRIDGE | | 5,580 | 0 | 9,040 |
| DIME BOX ISD | | 5,580 | 0 | 9,040 |

| MINERAL APPRAISAL INFORMATION | | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|--|---------------------|---------------------|---|
| LEE COUNTY | | 7,440 | 33,260 | Lease: 83554 Type: REAL Owner #: 106294 Legal: HAWN LEEXUS OIL LLC AB 207 MANCHA J F RRC #083554 .750000 Working Interest Category: G1 Railroad #: 26011 |
| ROAD & BRIDGE | | 7,440 | 33,260 | |
| GIDDINGS ISD | | 7,440 | 33,260 | |
| HB1984: The Appraised value of \$33,260 in 2023 as compared to \$23,360 in 2018 is a 42.38% increase. | | | | |
| Taxing Units | | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY | | 7,440 | 0 | 33,260 |
| ROAD & BRIDGE | | 7,440 | 0 | 33,260 |
| GIDDINGS ISD | | 7,440 | 0 | 33,260 |

| MINERAL APPRAISAL INFORMATION | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|-------------------------|-------------------------|---|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist | 6,970 6,970 6,970 | 6,960 6,960 6,960 | Lease: 173743 Type: REAL Owner #: 106294 Legal: WATT-COLVIN #1 LEEXUS OIL LLC AB 2 HUMPHREY B RRC #173743 .875000 Working Interest Category: G1 Railroad #: 173743 |
| Taxing Units | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | 6,970 6,970 6,970 | 0 0 0 | 6,960 6,960 6,960 |

| MINERAL APPRAISAL INFORMATION | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|-------------------------|----------------------------|--|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist | 6,970 6,970 6,970 | 11,190 11,190 11,190 | Lease: 720158 Type: REAL Owner #: 106294 Legal: ROADRUNNER-KNOX UNIT LEEXUS OIL LLC AB 81 DOBBINS JOHN LEAGUE RRC 265996 .757150 Working Interest Category: G1 Railroad #: 265996 |
| Taxing Units | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | 6,970 6,970 6,970 | 0 0 0 | 11,190 11,190 11,190 |

| MINERAL APPRAISAL INFORMATION | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|--|-------------------------|-------------------------|--|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD HB1984: The Appraised value of \$2,120 in 2023 as compared to \$2,480 in 2018 is a 14.52% decrease. | 1,190 1,190 1,190 | 2,120 2,120 2,120 | Lease: 720159 Type: REAL Owner #: 106294 Legal: TRAPPER UNIT 13A TRIVISTA OPERATING AB 140 GIBSON W RRC 26298 .008446 Override Royalty Category: G1 Railroad #: 26298 |
| Taxing Units | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | 1,190 1,190 1,190 | 0 0 0 | 2,120 2,120 2,120 |

| MINERAL APPRAISAL INFORMATION | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|----------------------------|----------------------------|--|
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist | 25,840 25,840 25,840 | 66,480 66,480 66,480 | Lease: 720190 Type: REAL Owner #: 106294 Legal: BECKER-OLTMANN UNIT #2H LEEXUS OIL LLC AB 349 WILLMAN G RRC 26844 DP 788582 .760047 Working Interest Category: G1 Railroad #: 26844 |
| Taxing Units | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY ROAD & BRIDGE GIDDINGS ISD | 25,840 25,840 25,840 | 0 0 0 | 66,480 66,480 66,480 |

| MINERAL APPRAISAL INFORMATION | LAST YEAR | PROPOSED 2023 | PROPERTY DESCRIPTION |
|---|---------------------|--|--|
| LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD No 2018 Hist | | 339,570 339,570 224,120 115,450 | Lease: 720278 Type: REAL Owner #: 106294 Legal: STUERMER EVELYN W#1 LEEXUS OIL LLC AB 81 DOBBINS J 66%DISD RRC 114485 34%GISD 1.000000 Working Interest Category: G1 Railroad #: 114485 |
| Taxing Units | Last Year's Taxable | Proposed Exemptions | Proposed Taxable (Less Exemptions) |
| LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD | 0 0 0 0 | 0 0 0 0 | 339,570 339,570 224,120 115,450 |

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 GIDDINGS ISD DIME BOX ISD | 184,930 184,930 179,350 5,580 | 0 0 0 0 | 819,720 819,720 586,560 233,160 |