

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

832-243-9600

BISETT DAVID S
PO BOX 706
WIMBERLEY TX 78676-0706



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: 95933 339

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	10 10 10	10 10 10	Lease: 11783 Type: REAL Owner #: 95933 Legal: WEIMAN MAGNOLIA OIL & GAS AB 18 SPARKS M RRC #11783 .000223 Override Royalty Category: G1 Railroad #: 11783
HB1984: The Appraised value of \$10 in 2023 as compared to \$20 in 2018 is a 50.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	10 10 10	0 0 0	10 10 10

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 No 2018 Hist	10 10 10	20 20 20	Lease: 22557 Type: REAL Owner #: 95933 Legal: WEISER MAGNOLIA OIL & GAS AB 293 SCOTT S T RRC 274403 22557 .001290 Royalty Interest Category: G1 Railroad #: 274403
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	10 10 10	0 0 0	20 20 20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist	1,340 1,340 1,340	1,850 1,850 1,850	Lease: 22725 Type: REAL Owner #: 95933 Legal: BISETT DON MAGNOLIA OIL & GAS AB 226 MCNEESE I RRC #22725 .003956 Royalty Interest Category: G1 Railroad #: 22725
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,340 1,340 1,340	0 0 0	1,850 1,850 1,850

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD HB1984: The Appraised value of \$180 in 2023 as compared to \$240 in 2018 is a 25.00% decrease.	150 150 150	180 180 180	Lease: 23334 Type: REAL Owner #: 95933 Legal: LEHMANN-BLUME 1RE MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #23334 .000629 Override Royalty Category: G1 Railroad #: 23334
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	150 150 150	0 0 0	180 180 180

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist	1,230 1,230 1,230	1,780 1,780 1,780	Lease: 25406 Type: REAL Owner #: 95933 Legal: RUTHVEN-BISETT CO-OP UNIT 1 MAGNOLIA OIL & GAS AB 30 BRACEY M RRC #25406 .002144 Royalty Interest Category: G1 Railroad #: 25406
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,230 1,230 1,230	0 0 0	1,780 1,780 1,780

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		40	50	Lease: 192205 Type: REAL Owner #: 95933 Legal: HARRELL "E" #1A MAGNOLIA OIL & GAS AB 2 BEST H RRC #192205 .001304 Override Royalty Category: G1 Railroad #: 192205
ROAD & BRIDGE		40	50	
GIDDINGS ISD		40	50	
HB1984: The Appraised value of \$50 in 2023 as compared to \$420 in 2018 is a 88.10% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		40	0	50
ROAD & BRIDGE		40	0	50
GIDDINGS ISD		40	0	50

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		8,100	8,410	Lease: 720268 Type: REAL Owner #: 95933 Legal: CASTLEWOOD 'A' 1H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27973 87%LEE/13%WAS .000572 Royalty Interest Category: G1 Railroad #: 27973
ROAD & BRIDGE		8,100	8,410	
GIDDINGS ISD		8,100	8,410	
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		8,100	0	8,410
ROAD & BRIDGE		8,100	0	8,410
GIDDINGS ISD		8,100	0	8,410

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		6,570	7,980	Lease: 720269 Type: REAL Owner #: 95933 Legal: CASTLEWOOD 'B' 2H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27974 87%LEE/13%WAS .000572 Royalty Interest Category: G1 Railroad #: 27974
ROAD & BRIDGE		6,570	7,980	
GIDDINGS ISD		6,570	7,980	
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		6,570	0	7,980
ROAD & BRIDGE		6,570	0	7,980
GIDDINGS ISD		6,570	0	7,980

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		7,810	11,680	Lease: 720270 Type: REAL Owner #: 95933 Legal: CASTLEWOOD 'C' 3H MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27975 .000572 Royalty Interest Category: G1 Railroad #: 27975
ROAD & BRIDGE		7,810	11,680	
GIDDINGS ISD		7,810	11,680	
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		7,810	0	11,680
ROAD & BRIDGE		7,810	0	11,680
GIDDINGS ISD		7,810	0	11,680

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	25,260	0	31,960		
ROAD & BRIDGE	25,260	0	31,960		
GIDDINGS ISD	25,260	0	31,960		