

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

832-243-9600

TRIPLE CROWN ACQUISITIONS LLC
PO BOX 376
JACKSONVILLE TX 75766-0376



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: 201566 3789

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 LEXINGTON ISD	240 240 240	240 240 240	Lease: 720172 Type: REAL Owner #: 201566 Legal: FREEMAN UNIT CRESCENT PASS ENERGY AB 174 JOHNSON J F RRC 26377 .000142 Royalty Interest Category: G1 Railroad #: 26377
HB1984: The Appraised value of \$240 in 2023 as compared to \$140 in 2018 is a 71.43% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE LEXINGTON ISD	240 240 240	0 0 0	240 240 240

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 LEXINGTON ISD	20,480 20,480 20,480	21,490 21,490 21,490	Lease: 720215 Type: REAL Owner #: 201566 Legal: PEDRO VERGA UNIT 1H & 2H CRESCENT PASS ENERGY AB 353 WICKSON B RRC 26658 .003981 Royalty Interest Category: G1 Railroad #: 26658 HB1984: The Appraised value of \$21,490 in 2023 as compared to \$39,510 in 2018 is a 45.61% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE LEXINGTON ISD	20,480 20,480 20,480	0 0 0	21,490 21,490 21,490

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD G	70 70 70	40 40 40	Lease: 720255 Type: REAL Owner #: 201566 Legal: YELLOWSTONE 1H MAGNOLIA OIL & GAS AB 180 STEWART T G RRC 27830 2.8% LEE/97.2% WASH .000350 Royalty Interest Category: G1 Railroad #: 27830 Exemptions : G=LESS THAN \$500 MIN INT No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	70 70 0	0 0 40	40 40 0

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	20,790	0	21,770	
ROAD & BRIDGE	20,790	0	21,770	
LEXINGTON ISD	20,720	0	21,730	
GIDDINGS ISD	0	40	0	