

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

RIPPLE MARGIE B  
PO BOX 367  
GIDDINGS TX 78942-0367



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: 99362 3142  
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	50 50 50	280 280 280	Lease: 12395      Type: REAL      Owner #: 99362 Legal: MINERVA DALLAS PETRO GROUP AB 1 AUSTIN S F RRC #12395  .000659 Royalty Interest Category: G1 Railroad #: 12395
Exemptions :      G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$280 in 2023		as compared to	\$130 in 2018 is a 115.38% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	50 50 0	0 0 280	280 280 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	200 200 200	140 140 140	Lease: 14702 Type: REAL Owner #: 99362 Legal: GAEKE LORETTA UNIT DALLAS PETRO GROUP AB 1 AUSTIN S F RRC #14702  .000391 Royalty Interest Category: G1 Railroad #: 14702  Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$140 in 2023 as compared to \$30 in 2018 is a 366.67% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	200 200 0	0 0 140	140 140 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	8,610 8,610 8,610	7,870 7,870 7,870	Lease: 20834 Type: REAL Owner #: 99362 Legal: HARDEMAN UNIT HARBOR RESOURCES LLC AB 20 VARELMAN J D RRC #20834  .039071 Royalty Interest Category: G1 Railroad #: 20834 HB1984: The Appraised value of \$7,870 in 2023 as compared to \$9,720 in 2018 is a 19.03% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	8,610 8,610 8,610	0 0 0	7,870 7,870 7,870

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY G	150 150 150 150	160 160 160 160	Lease: 21075 Type: REAL Owner #: 99362 Legal: SIMPSON MAGNOLIA OIL & GAS AB 267 REID S H RRC #21075  .000198 Royalty Interest Category: G1 Railroad #: 21075 Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$160 in 2023 as compared to \$140 in 2018 is a 14.29% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	150 150 150 0	0 0 0 160	160 160 160 0

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 DIME BOX ISD GIDDINGS ISD GIDDINGS CITY	9,010 9,010 0 8,760 0	0 0 420 0 160	8,450 8,450 0 8,030 0		