

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

832-243-9600

BGE INVESTMENTS LLC
4637 E 91ST ST
TULSA OK 74137-2852



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: 201530 309

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	210 210 210	280 280 280	Lease: 720152 Type: REAL Owner #: 201530 Legal: HARRISON UNIT 2H CRESCENT PASS ENERGY AB 221 MITCHELL A S RRC 26122 .001970 Override Royalty Category: G1 Railroad #: 26122
HB1984: The Appraised value of \$280 in 2023 as compared to \$160 in 2018 is a 75.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE LEXINGTON ISD	210 210 210	0 0 0	280 280 280

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		5,010	5,250	Lease: 720163 Type: REAL Owner #: 201530
ROAD & BRIDGE		5,010	5,250	Legal: BALL UNIT
GIDDINGS ISD		5,010	5,250	CRESCENT PASS ENERGY AB 14 KUYKENDALL A RRC 26340 COMP 1.8.12
.002099 Override Royalty Category: G1 Railroad #: 26340				
HB1984: The Appraised value of \$5,250 in 2023 as compared to \$570 in 2018 is a 821.05% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		5,010	0	5,250
ROAD & BRIDGE		5,010	0	5,250
GIDDINGS ISD		5,010	0	5,250

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		2,500	2,510	Lease: 720172 Type: REAL Owner #: 201530
ROAD & BRIDGE		2,500	2,510	Legal: FREEMAN UNIT
LEXINGTON ISD		2,500	2,510	CRESCENT PASS ENERGY AB 174 JOHNSON J F RRC 26377
.001476 Override Royalty Category: G1 Railroad #: 26377				
HB1984: The Appraised value of \$2,510 in 2023 as compared to \$1,490 in 2018 is a 68.46% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		2,500	0	2,510
ROAD & BRIDGE		2,500	0	2,510
LEXINGTON ISD		2,500	0	2,510

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		6,530	5,980	Lease: 720179 Type: REAL Owner #: 201530
ROAD & BRIDGE		6,530	5,980	Legal: KNOBLOCH UNIT W#1H-2H
DIME BOX ISD		6,200	5,690	CRESCENT PASS ENERGY AB 15 PETERSON N RRC 26667
LEXINGTON ISD		330	300	.003524 Royalty Interest Category: G1 Railroad #: 26667
HB1984: The Appraised value of \$5,980 in 2023 as compared to \$890 in 2018 is a 571.91% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		6,530	0	5,980
ROAD & BRIDGE		6,530	0	5,980
DIME BOX ISD		6,200	0	5,690
LEXINGTON ISD		330	0	300

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		8,950	16,850	Lease: 720185 Type: REAL Owner #: 201530
ROAD & BRIDGE		8,950	16,850	Legal: GOLD 107
DIME BOX ISD		8,950	16,850	CHESAPEAKE OPERATING AB 1 AUSTIN S F RRC 26761 DP 779974
.003729 Override Royalty Category: G1 Railroad #: 26761				
HB1984: The Appraised value of \$16,850 in 2023 as compared to \$21,490 in 2018 is a 21.59% decrease.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		8,950	0	16,850
ROAD & BRIDGE		8,950	0	16,850
DIME BOX ISD		8,950	0	16,850

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD No 2018 Hist		11,180 11,180 11,180	16,960 16,960 16,960	Lease: 720222 Type: REAL Owner #: 201530 Legal: DISMUKES EF UNIT 1 CHESAPEAKE OPERATING AB 3 BIRD T RRC 27435 DP 833976 .003416 Override Royalty Category: G1 Railroad #: 27435	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		11,180 11,180 11,180	0 0 0	16,960 16,960 16,960	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD No 2018 Hist		6,350 6,350 6,350	5,080 5,080 5,080	Lease: 720223 Type: REAL Owner #: 201530 Legal: BIEBERSTEIN EF UNIT 1 CHESAPEAKE OPERATING AB 3 BIRD T RRC 27440 DP 833977 .001022 Override Royalty Category: G1 Railroad #: 27440	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		6,350 6,350 6,350	0 0 0	5,080 5,080 5,080	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist		1,610 1,610 1,610	1,860 1,860 1,860	Lease: 720234 Type: REAL Owner #: 201530 Legal: GALLANT FOX UNIT CRESCENT PASS ENERGY AB 8 COLEMAN R M RRC 27567 DP 843563 .001199 Override Royalty Category: G1 Railroad #: 27567	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		1,610 1,610 1,610	0 0 0	1,860 1,860 1,860	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist		770 770 770	980 980 980	Lease: 720236 Type: REAL Owner #: 201530 Legal: SEATTLE SLEW UNIT CRESCENT PASS ENERGY AB 8 COLEMAN R M RRC 27654 DP 843832 .000534 Override Royalty Category: G1 Railroad #: 27654	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		770 770 770	0 0 0	980 980 980	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY		800	820	Lease: 720245	Type: REAL Owner #: 201530
ROAD & BRIDGE		800	820	Legal: FROSCH UNIT 1H & 3H	
GIDDINGS ISD		110	120	CRESCENT PASS ENERGY	
LEXINGTON ISD		690	710	AB 305 STEVENS J P	
				RRC 26558	
No 2018 Hist				.000293 Override Royalty	
				Category: G1	
				Railroad #: 26558	
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY		800	0	820	
ROAD & BRIDGE		800	0	820	
GIDDINGS ISD		110	0	120	
LEXINGTON ISD		690	0	710	

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	43,910	0	56,570		
ROAD & BRIDGE	43,910	0	56,570		
LEXINGTON ISD	3,730	0	3,800		
GIDDINGS ISD	7,500	0	8,210		
DIME BOX ISD	32,680	0	44,580		