

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

832-243-9600

FRANEY KATHLEEN
3336 MANITOU ST
CORPUS CHRISTI TX 78411-1451



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: 97005 1206

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	140 140 140	40 40 40	Lease: 1 Type: REAL Owner #: 97005 Legal: ANMAR UNIT TRACT 3 ERNEST OPERATING CO AB 3 BIRD T RRC #19827 TRACT 3 50% .000517 Override Royalty Category: G1 Railroad #: 19827
HB1984: The Appraised value of \$40 in 2023 as compared to \$10 in 2018 is a 300.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	140 140 140	0 0 0	40 40 40

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			580 580 580	Lease: 12482 Type: REAL Legal: MARY "B" WARREN PRODUCTION AB 207 MANCHA J F RRC #12482 .001250 Override Royalty Category: G1 Railroad #: 12482	Owner #: 97005
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		0 0 0	0 0 0	580 580 580	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD No 2018 Hist		30 30 30	50 50 50	Lease: 12965 Type: REAL Legal: HUMPHREY-BENSON W#6 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC #12965 .001187 Override Royalty Category: G1 Railroad #: 12965	Owner #: 97005
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		30 30 30	0 0 0	50 50 50	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist		140 140 140	170 170 170	Lease: 13173 Type: REAL Legal: STORK ARTHUR TEXAS INDEPENDENT EX AB 129 FREEMAN THOMAS RRC 280229 13173 DP 809600 .001250 Override Royalty Category: G1 Railroad #: 280229	Owner #: 97005
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		140 140 140	0 0 0	170 170 170	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist		40 40 40	120 120 120	Lease: 14286 Type: REAL Legal: SCHMIDT-SACKS UNIT MAGNOLIA OIL & GAS AB 272 RUDESILL M & 371 SEATO RRC #14286 .000729 Override Royalty Category: G1 Railroad #: 14286	Owner #: 97005
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		40 40 40	0 0 0	120 120 120	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD No 2018 Hist	10 10 10	20 20 20	Lease: 16531 Type: REAL Owner #: 97005 Legal: PAYTON C F # 1 & 3 ERNEST OPERATING CO AB 220 MCKEEN H RRC #16531 .001250 Override Royalty Category: G1 Railroad #: 16531
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX 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 HB1984: The Appraised value of \$130 in 2023 as compared to \$20 in 2018 is a 550.00% increase.	50 50 50	130 130 130	Lease: 16660 Type: REAL Owner #: 97005 Legal: ERNEST "T" MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #16660 .000373 Override Royalty Category: G1 Railroad #: 16660
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	50 50 50	0 0 0	130 130 130

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD HB1984: The Appraised value of \$650 in 2023 as compared to \$130 in 2018 is a 400.00% increase.	860 860 860	650 650 650	Lease: 16966 Type: REAL Owner #: 97005 Legal: K-BOB #1 MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #16966 .001250 Override Royalty Category: G1 Railroad #: 16966
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	860 860 860	0 0 0	650 650 650

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD No 2018 Hist	40 40 40	60 60 60	Lease: 17040 Type: REAL Owner #: 97005 Legal: LINDA K UNIT 1 RE MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #17040 .000155 Override Royalty Category: G1 Railroad #: 17040
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	40 40 40	0 0 0	60 60 60

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		10 10 10	20 20 20	Lease: 17786 Type: REAL Owner #: 97005 Legal: LOUIS "B" MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #17786 .000032 Override Royalty Category: G1 Railroad #: 17786	
No 2018 Hist					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		10 10 10	0 0 0	20 20 20	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		70 70 70	80 80 80	Lease: 18762 Type: REAL Owner #: 97005 Legal: WIEDERHOLD-SPACEK UNIT ERNEST OPERATING CO AB 1 AUSTIN S F RRC #18762 .000625 Override Royalty Category: G1 Railroad #: 18762	
HB1984: The Appraised value of \$80 in 2023 as compared to \$20 in 2018 is a 300.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		70 70 70	0 0 0	80 80 80	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		80 80 80	70 70 70	Lease: 18984 Type: REAL Owner #: 97005 Legal: PAMELA 1RE & 2RE MAGNOLIA OIL & GAS AB 330 WARD T W RRC #18984 LEE 80% WASH 20% .000065 Override Royalty Category: G1 Railroad #: 18984	
No 2018 Hist					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		80 80 80	0 0 0	70 70 70	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		40 40 40	160 160 160	Lease: 19257 Type: REAL Owner #: 97005 Legal: THOMAS W#1 MAGNOLIA OIL & GAS AB 182 SHARP J RRC #19257 35% LEE 65% WASH .001250 Override Royalty Category: G1 Railroad #: 19257	
HB1984: The Appraised value of \$160 in 2023 as compared to \$20 in 2018 is a 700.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		40 40 40	0 0 0	160 160 160	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		140	40	Lease: 19827 Type: REAL Owner #: 97005 Legal: ANMAR UNIT TRACT 1 ERNEST OPERATING CO AB 3 BIRD T RRC #19827 TRACT 1 50% .000518 Override Royalty Category: G1 Railroad #: 19827
ROAD & BRIDGE		140	40	
DIME BOX ISD		140	40	
HB1984: The Appraised value of \$40 in 2023 as compared to \$10 in 2018 is a 300.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		140	0	40
ROAD & BRIDGE		140	0	40
DIME BOX ISD		140	0	40

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY			20	Lease: 19867 Type: REAL Owner #: 97005 Legal: LEHMANN QUINTUS MAGNOLIA OIL & GAS AB 98 ESTES A RRC #19867 .001250 Override Royalty Category: G1 Railroad #: 19867
ROAD & BRIDGE			20	
GIDDINGS ISD			20	
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		0	0	20
ROAD & BRIDGE		0	0	20
GIDDINGS ISD		0	0	20

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		70	10	Lease: 20089 Type: REAL Owner #: 97005 Legal: MARMO UNIT 2A ERNEST OPERATING CO AB 313 TAYLOR J B RRC #20089 .000605 Override Royalty Category: G1 Railroad #: 20089
ROAD & BRIDGE		70	10	
DIME BOX ISD		70	10	
No 2018 Hist				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		70	0	10
ROAD & BRIDGE		70	0	10
DIME BOX ISD		70	0	10

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		90	220	Lease: 20987 Type: REAL Owner #: 97005 Legal: CHESTER #1 & 2 ERNEST OPERATING CO AB 220 MCKEEN H RRC #20987 .001250 Override Royalty Category: G1 Railroad #: 20987
ROAD & BRIDGE		90	220	
DIME BOX ISD		90	220	
HB1984: The Appraised value of \$220 in 2023 as compared to \$50 in 2018 is a 340.00% increase.				
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY		90	0	220
ROAD & BRIDGE		90	0	220
DIME BOX ISD		90	0	220

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	230 230 230	Lease: 22209 Type: REAL Owner #: 97005 Legal: STRINGER MAGNOLIA OIL & GAS AB 182 SHARP J RRC #22209 .000190 Override Royalty Category: G1 Railroad #: 22209	
HB1984: The Appraised value of \$230 in 2023 as compared to \$10 in 2018 is a 2200.00% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	0 0 0	230 230 230	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	30 30 30	Lease: 22522 Type: REAL Owner #: 97005 Legal: SCHNEIDER 1H MAGNOLIA OIL & GAS AB 272 RUDESILL M RRC #22522 .000312 Override Royalty Category: G1 Railroad #: 22522	
No 2018 Hist				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	20 20 20	0 0 0	30 30 30	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD		120 120 120	Lease: 24064 Type: REAL Owner #: 97005 Legal: WES #1 & 2 ERNEST OPERATING CO AB 220 MCKEEN H RRC 24064 LEE 85% BURLESON 15% .000625 Override Royalty Category: G1 Railroad #: 24064	
HB1984: The Appraised value of \$120 in 2023 as compared to \$10 in 2018 is a 1100.00% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	0 0 0	0 0 0	120 120 120	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	100 100 100	100 100 100	Lease: 103617 Type: REAL Owner #: 97005 Legal: STRANGER T UNIT 4 MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #103617 .000125 Override Royalty Category: G1 Railroad #: 103617	
HB1984: The Appraised value of \$100 in 2023 as compared to \$50 in 2018 is a 100.00% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	100 100 100	0 0 0	100 100 100	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	580 580 580	710 710 710	Lease: 108671 Type: REAL Owner #: 97005 Legal: LOU-ANN #1-RE MAGNOLIA OIL & GAS AB 81 DOBBINS J RRC 26008 .000568 Override Royalty Category: G1 Railroad #: 26008
HB1984: The Appraised value of \$710 in 2023 as compared to \$120 in 2018 is a 491.67% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	580 580 580	0 0 0	710 710 710

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	30 30 30	50 50 50	Lease: 720149 Type: REAL Owner #: 97005 Legal: HUMPHREY BENSON W#4 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC 12965 .001187 Override Royalty Category: G1 Railroad #: 12965
No 2018 Hist			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	30 30 30	0 0 0	50 50 50

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable	
LEE COUNTY	2,560	0	3,680	
ROAD & BRIDGE	2,560	0	3,680	
DIME BOX ISD	630	0	710	
GIDDINGS ISD	1,930	0	2,970	

