

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

GREGORY THEODORE R  
7158 FM 141  
DIME BOX                      TX 77853-5026



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:	97250                      1397
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		160 160 160	Lease: 11961    Type: REAL    Owner #: 97250 Legal: MARTHA C W DALLAS PETRO GROUP AB 22 WALLACE J Y RRC #11961  .008298 Royalty Interest Category: G1 Railroad #: 11961
HB1984: The Appraised value of \$160 in 2023 as compared to \$110 in 2018 is a 45.45% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	0	0	160
ROAD & BRIDGE	0	0	160
DIME BOX ISD	0	0	160

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](https://www.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	540 540 540	680 680 680	Lease: 12039 Type: REAL Owner #: 97250 Legal: STEIN J #1 MAGNOLIA OIL & GAS AB 1 AUSTIN S F RRC #12039  .001205 Royalty Interest Category: G1 Railroad #: 12039  HB1984: The Appraised value of \$680 in 2023 as compared to \$460 in 2018 is a 47.83% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	540 540 540	0 0 0	680 680 680

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	560 560 560	420 420 420	Lease: 14028 Type: REAL Owner #: 97250 Legal: GREGORY THEODORE MAGNOLIA OIL & GAS AB 197 LOFTIN G B RRC #14028  .015641 Royalty Interest Category: G1 Railroad #: 14028  HB1984: The Appraised value of \$420 in 2023 as compared to \$2,580 in 2018 is a 83.72% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	560 560 560	0 0 0	420 420 420

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	520 520 520	1,010 1,010 1,010	Lease: 15261 Type: REAL Owner #: 97250 Legal: GREGORY MARGARET 1RE DALLAS PETRO GROUP AB 22 WALLACE J Y RRC #15261  .006749 Royalty Interest Category: G1 Railroad #: 15261  HB1984: The Appraised value of \$1,010 in 2023 as compared to \$320 in 2018 is a 215.63% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	520 520 520	0 0 0	1,010 1,010 1,010

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	290 290 290	450 450 450	Lease: 22738 Type: REAL Owner #: 97250 Legal: MARTHA DALLAS PETRO GROUP AB 22 WALLACE J Y RRC #22738  .008298 Royalty Interest Category: G1 Railroad #: 22738  HB1984: The Appraised value of \$450 in 2023 as compared to \$510 in 2018 is a 11.76% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	290 290 290	0 0 0	450 450 450

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	1,910	0	2,720		
ROAD & BRIDGE	1,910	0	2,720		
DIME BOX ISD	1,910	0	2,720		

