

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

832-243-9600

MARTINEAU DAVID  
2907 NAVIDAD CV  
AUSTIN TX 78735-1439



**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: 108704 2410

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 GIDDINGS ISD	50 50 50	70 70 70	Lease: 19461 Type: REAL Owner #: 108704 Legal: PATSY LEEXUS OIL LLC AB 81 DOBBINS J RRC #19461  .000633 Override Royalty Category: G1 Railroad #: 19461
HB1984: The Appraised value of \$70 in 2023 as compared to \$30 in 2018 is a 133.33% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	50 50 50	0 0 0	70 70 70

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](http://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		960	1,610	Lease: 20151 Type: REAL Owner #: 108704 Legal: SCHULZE LEEXUS OIL LLC AB 140 GIBSON W RRC #20151  .009608 Override Royalty Category: G1 Railroad #: 20151
ROAD & BRIDGE		960	1,610	
GIDDINGS ISD		960	1,610	
HB1984: The Appraised value of \$1,610 in 2023 as compared to \$1,130 in 2018 is a 42.48% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	960	0	1,610	
ROAD & BRIDGE	960	0	1,610	
GIDDINGS ISD	960	0	1,610	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		160	200	Lease: 22122 Type: REAL Owner #: 108704 Legal: LOEBAU LEEXUS OIL LLC AB 148 HODGE & AB 10 GATES & RRC #22122 AB 149 HINDS  .014109 Override Royalty Category: G1 Railroad #: 22122
ROAD & BRIDGE		160	200	
DIME BOX ISD	G	160	200	
Exemptions : G=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$200 in 2023 as compared to \$160 in 2018 is a 25.00% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	160	0	200	
ROAD & BRIDGE	160	0	200	
DIME BOX ISD	0	200	0	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		10	50	Lease: 83554 Type: REAL Owner #: 108704 Legal: HAWN LEEXUS OIL LLC AB 207 MANCHA J F RRC #083554  .000633 Override Royalty Category: G1 Railroad #: 26011
ROAD & BRIDGE		10	50	
GIDDINGS ISD		10	50	
HB1984: The Appraised value of \$50 in 2023 as compared to \$50 in 2018 is a .00% increase.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	10	0	50	
ROAD & BRIDGE	10	0	50	
GIDDINGS ISD	10	0	50	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY		1,640	2,470	Lease: 720066 Type: REAL Owner #: 108704 Legal: MITSCHKE W1H CRESCENT PASS ENERGY AB 331 WOOD J RRC #26038  .010517 Override Royalty Category: G1 Railroad #: 26038
ROAD & BRIDGE		1,640	2,470	
GIDDINGS ISD		1,640	2,470	
HB1984: The Appraised value of \$2,470 in 2023 as compared to \$2,930 in 2018 is a 15.70% decrease.				
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
LEE COUNTY	1,640	0	2,470	
ROAD & BRIDGE	1,640	0	2,470	
GIDDINGS ISD	1,640	0	2,470	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	280 280 280	500 500 500	Lease: 720159 Type: REAL Owner #: 108704 Legal: TRAPPER UNIT 13A TRIVISTA OPERATING AB 140 GIBSON W RRC 26298  .002008 Override Royalty Category: G1 Railroad #: 26298  HB1984: The Appraised value of \$500 in 2023 as compared to \$590 in 2018 is a 15.25% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	280 280 280	0 0 0	500 500 500

**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 GIDDINGS ISD DIME BOX ISD	3,100 3,100 2,940 0	0 0 0 200	4,900 4,900 4,700 0

