

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

FALKE DOROTHY  
PO BOX 284  
GIDDINGS TX 78942-0284



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: 96877 1095  
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	6,980	7,470	Lease: 17926 Type: REAL Owner #: 96877
ROAD & BRIDGE	6,980	7,470	Legal: GRIFFIN-PRUEGNER UNIT
GIDDINGS ISD	6,980	7,470	MAGNOLIA OIL & GAS AB 181 JOHNSON W RRC #17926  .015613 Royalty Interest Category: G1 Railroad #: 17926
HB1984: The Appraised value of \$7,470 in 2023 as compared to \$8,630 in 2018 is a 13.44% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY	6,980	0	7,470
ROAD & BRIDGE	6,980	0	7,470
GIDDINGS ISD	6,980	0	7,470

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 GIDDINGS ISD  No 2018 Hist	130 130 130	330 330 330	Lease: 20708 Type: REAL Owner #: 96877 Legal: DUBE #1 MAGNOLIA OIL & GAS AB 183 KENNERLY E RRC #20708  .003973 Royalty Interest Category: G1 Railroad #: 20708		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	130 130 130	0 0 0	330 330 330		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY  No 2018 Hist	1,250 1,250 1,250 1,250	1,260 1,260 1,260 1,260	Lease: 21075 Type: REAL Owner #: 96877 Legal: SIMPSON MAGNOLIA OIL & GAS AB 267 REID S H RRC #21075  .001605 Royalty Interest Category: G1 Railroad #: 21075		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	1,250 1,250 1,250 1,250	0 0 0 0	1,260 1,260 1,260 1,260		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist	140 140 140	100 100 100	Lease: 22110 Type: REAL Owner #: 96877 Legal: LEHMANN HEIRS OL UNIT 1RE MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC #22110  .000087 Royalty Interest Category: G1 Railroad #: 22110		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	140 140 140	0 0 0	100 100 100		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD  No 2018 Hist	15,450 15,450 15,450	9,490 9,490 9,490	Lease: 172403 Type: REAL Owner #: 96877 Legal: ROADRUNNER #3 MAGNOLIA OIL & GAS AB 143 GRIFFIN A RRC #172403  .031250 Royalty Interest Category: G1 Railroad #: 172403		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	15,450 15,450 15,450	0 0 0	9,490 9,490 9,490		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	510 510 510	2,660 2,660 2,660	Lease: 172449 Type: REAL Owner #: 96877 Legal: STORK SELMA #2H MAGNOLIA OIL & GAS AB 143 GRIFFIN A RRC #172449  .013484 Royalty Interest Category: G1 Railroad #: 172449  HB1984: The Appraised value of \$2,660 in 2023 as compared to \$1,000 in 2018 is a 166.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	510 510 510	0 0 0	2,660 2,660 2,660

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	100 100 100	250 250 250	Lease: 720158 Type: REAL Owner #: 96877 Legal: ROADRUNNER-KNOX UNIT LEEXUS OIL LLC AB 81 DOBBINS JOHN LEAGUE RRC 265996  .014266 Royalty Interest Category: G1 Railroad #: 265996  HB1984: The Appraised value of \$250 in 2023 as compared to \$40 in 2018 is a 525.00% 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	250 250 250

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	460 460 460	330 330 330	Lease: 720249 Type: REAL Owner #: 96877 Legal: LEHMANN HEIRS OL UNIT 2H MAGNOLIA OIL & GAS AB 4 BOATWRIGHT F RRC 22110 DP 854912  .000087 Royalty Interest Category: G1 Railroad #: 22110  No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	460 460 460	0 0 0	330 330 330

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	25,020	0	21,890		
ROAD & BRIDGE	25,020	0	21,890		
GIDDINGS ISD	25,020	0	21,890		
GIDDINGS CITY	1,250	0	1,260		

