

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

SHUFORD WILLIAM C JR
DEC'D %KATHRYN L SHUFORD
6307 PRESTON PKWY
DALLAS TX 75205-1650



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: 99750 3430
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	1,600 1,600 1,600	1,900 1,900 1,900	Lease: 12953 Type: REAL Owner #: 99750 Legal: WESTBROOK 2-A MAGNOLIA OIL & GAS AB 98 ESTES A RRC #12953 .010449 Override Royalty Category: G1 Railroad #: 12953
HB1984: The Appraised value of \$1,900 in 2023 as compared to \$1,370 in 2018 is a 38.69% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,600 1,600 1,600	0 0 0	1,900 1,900 1,900

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 DIME BOX ISD	220 220 220	350 350 350	Lease: 12965 Type: REAL Owner #: 99750 Legal: HUMPHREY-BENSON W#6 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC #12965 .008987 Override Royalty Category: G1 Railroad #: 12965 HB1984: The Appraised value of \$350 in 2023 as compared to \$280 in 2018 is a 25.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	220 220 220	0 0 0	350 350 350

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	880 880 880	650 650 650	Lease: 14513 Type: REAL Owner #: 99750 Legal: J E T 1RE/2RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #14513 .004962 Override Royalty Category: G1 Railroad #: 14513 HB1984: The Appraised value of \$650 in 2023 as compared to \$2,060 in 2018 is a 68.45% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	880 880 880	0 0 0	650 650 650

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	80 80 80	160 160 160	Lease: 18415 Type: REAL Owner #: 99750 Legal: GANTT UNIT 1A RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #18415 .000867 Royalty Interest Category: G1 Railroad #: 18415 HB1984: The Appraised value of \$160 in 2023 as compared to \$150 in 2018 is a 6.67% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	80 80 80	0 0 0	160 160 160

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	150 150 150	170 170 170	Lease: 18484 Type: REAL Owner #: 99750 Legal: GANTT T K 1RE MAGNOLIA OIL & GAS AB 302 SORSBY W A RRC #18484 .000606 Override Royalty Category: G1 Railroad #: 18484 HB1984: The Appraised value of \$170 in 2023 as compared to \$300 in 2018 is a 43.33% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	150 150 150	0 0 0	170 170 170

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	580 580 580	1,210 1,210 1,210	Lease: 18731 Type: REAL Owner #: 99750 Legal: LEITKO UNIT MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #18731 .004881 Royalty Interest Category: G1 Railroad #: 18731 HB1984: The Appraised value of \$1,210 in 2023 as compared to \$2,260 in 2018 is a 46.46% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	580 580 580	0 0 0	1,210 1,210 1,210

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,260 1,260 1,260	1,070 1,070 1,070	Lease: 18984 Type: REAL Owner #: 99750 Legal: PAMELA 1RE & 2RE MAGNOLIA OIL & GAS AB 330 WARD T W RRC #18984 LEE 80% WASH 20% .001014 Override Royalty Category: G1 Railroad #: 18984 HB1984: The Appraised value of \$1,070 in 2023 as compared to \$1,200 in 2018 is a 10.83% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,260 1,260 1,260	0 0 0	1,070 1,070 1,070

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	100 100 100	150 150 150	Lease: 19265 Type: REAL Owner #: 99750 Legal: MCFARLAND MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC #19265 .005000 Override Royalty Category: G1 Railroad #: 19265 HB1984: The Appraised value of \$150 in 2023 as compared to \$120 in 2018 is a 25.00% 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	150 150 150

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	380 380 190 190	320 320 160 160	Lease: 20743 Type: REAL Owner #: 99750 Legal: TWO FINGERS UT #2RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #20743 .000770 Override Royalty Category: G1 Railroad #: 20743 HB1984: The Appraised value of \$320 in 2023 as compared to \$420 in 2018 is a 23.81% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	380 380 190 190	0 0 0 0	320 320 160 160

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	20 20 20	3,960 3,960 3,960	Lease: 21350 Type: REAL Owner #: 99750 Legal: WITTE EDDIE MAGNOLIA OIL & GAS AB 149 HINDS T S RRC #21350 .012215 Override Royalty Category: G1 Railroad #: 21350 HB1984: The Appraised value of \$3,960 in 2023 as compared to \$1,810 in 2018 is a 118.78% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	20 20 20	0 0 0	3,960 3,960 3,960

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,960 1,960 1,960	2,020 2,020 2,020	Lease: 21828 Type: REAL Owner #: 99750 Legal: JOHNSON MAGNOLIA OIL & GAS AB 252 PEACOCK J W RRC #21828 .017500 Override Royalty Category: G1 Railroad #: 21828 HB1984: The Appraised value of \$2,020 in 2023 as compared to \$1,420 in 2018 is a 42.25% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,960 1,960 1,960	0 0 0	2,020 2,020 2,020

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	60 60 60	100 100 100	Lease: 22200 Type: REAL Owner #: 99750 Legal: BOWERS MAGNOLIA OIL & GAS AB 152 HALL E H RRC #22200 .001657 Override Royalty Category: G1 Railroad #: 22200 HB1984: The Appraised value of \$100 in 2023 as compared to \$80 in 2018 is a 25.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	60 60 60	0 0 0	100 100 100

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY G	20 20 20 20	50 50 50 50	Lease: 24037 Type: REAL Owner #: 99750 Legal: KNOX J MAGNOLIA OIL & GAS AB 190 LIGHTFOOT J W RRC #24037 .000381 Royalty Interest Category: G1 Railroad #: 24037 Exemptions : G=LESS THAN \$500 MIN INT No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	20 20 20 0	0 0 0 50	50 50 50 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	40 40 40	10 10 10	Lease: 121609 Type: REAL Owner #: 99750 Legal: PUNCHARD UNIT #1 MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #121609 .000563 Override Royalty Category: G1 Railroad #: 121609 HB1984: The Appraised value of \$10 in 2023 as compared to \$10 in 2018 is a .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	10 10 10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	220 220 220	350 350 350	Lease: 720149 Type: REAL Owner #: 99750 Legal: HUMPHREY BENSON W#4 MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC 12965 .008987 Override Royalty Category: G1 Railroad #: 12965 HB1984: The Appraised value of \$350 in 2023 as compared to \$280 in 2018 is a 25.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	220 220 220	0 0 0	350 350 350

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,510 1,510 1,510	1,730 1,730 1,730	Lease: 720154 Type: REAL Owner #: 99750 Legal: JOHNSON-LUECKE UNIT MAGNOLIA OIL & GAS AB 183 KENNERLY E RRC 26229 .008684 Override Royalty Category: G1 Railroad #: 26229 HB1984: The Appraised value of \$1,730 in 2023 as compared to \$2,780 in 2018 is a 37.77% decrease.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	1,510 1,510 1,510	0 0 0	1,730 1,730 1,730

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	4,820 4,820 4,820	6,470 6,470 6,470	Lease: 720241 Type: REAL Owner #: 99750 Legal: MCCOY 1H CHESAPEAKE OPERATING AB 22 WALLACE J Y RRC 27722 DP 842752 .000764 Override Royalty Category: G1 Railroad #: 27722 No 2018 Hist
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	4,820 4,820 4,820	0 0 0	6,470 6,470 6,470

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2018 Hist	40 40 40	80 80 80	Lease: 720256 Type: REAL Owner #: 99750 Legal: GANTT UNIT 1 RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #18415 .000867 Royalty Interest Category: G1 Railroad #: 18415		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
LEE COUNTY	40	0	80		
ROAD & BRIDGE	40	0	80		
GIDDINGS ISD	40	0	80		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
LEE COUNTY	13,940	0	20,750		
ROAD & BRIDGE	13,940	0	20,750		
GIDDINGS ISD	8,260	0	9,190		
DIME BOX ISD	5,680	0	11,560		
GIDDINGS CITY	0	50	0		