

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

info@leecad.net

DODD DWAYNE R
1385 FM 2239
GIDDINGS TX 78942



APPRAISAL YEAR 2024
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/17/2024 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: 5-24-2024
ARB Hearing: 6-17-2024
Owner: 201443 920
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 2024	PROPERTY DESCRIPTION
LEE COUNTY	C		140	250	Lease: 17012 Type: REAL Owner #: 201443
ROAD & BRIDGE	C		140	250	Legal: WUBBENHORST W2/5RE
DIME BOX ISD	G C		140	250	MAGNOLIA OIL & GAS AB 22 WALLACE J Y RRC #17012 .000422 Royalty Interest Category: G1 Railroad #: 17012
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$250 in 2024 as compared to \$270 in 2019 is a 7.41% decrease.					
Taxing Units	Last Year's Taxable		Proposed Deductions		Proposed Taxable (Less Deductions)
LEE COUNTY	140		82		168
ROAD & BRIDGE	140		82		168
DIME BOX ISD	0		250		0

Additional Owner's Properties are continued on following page(s).

The Texas Legislature does not set the amount of your local taxes. Your property tax burden is decided by your locally elected officials, and all inquiries concerning your taxes should be directed to those officials.

Enclosed are copies of the following documents published by the Texas Comptroller of Public Accounts: (1) Protest and Appeal Procedures and (2) Notice of Protest. To file a protest, complete the Notice of Protest form by following the instructions included on the form and mail or deliver the form to the appraisal review board, at the above address, before the protest deadline. Property owners who file a Notice of Protest with the appraisal review board (ARB) may request an informal conference with the appraisal district to attempt to resolve a dispute prior to a formal ARB hearing. In counties with population of 120,000 or more, property owners may request an ARB special panel for certain property protests. Contact your appraisal district with any questions or for further information.

The governing body of each taxing unit decides whether taxes on the property will increase and the appraisal district only determines the value.

"Under Section 23.231, Tax Code, for the 2024, 2025, and 2026 tax years the appraised value of real property other than a residence homestead for ad valorem tax purposes may not be increased by more than 20 percent each year, with certain exceptions. The circuit breaker limitation provided under Section 23.231, Tax Code, expires December 31, 2026. Unless this expiration date is extended by the Texas Legislature, beginning in the 2027 tax year, the circuit breaker limitation provided under Section 23.231, Tax Code, will no longer be in effect and may result in an increase in ad valorem taxes imposed on real property previously subject to the limitation."

Sincerely,

Chief Appraiser

SEC 25.19

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2385

OWNER #:

201443

4/24/24

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY	C	1,600	3,600	Lease: 24234	Type: REAL Owner #: 201443
ROAD & BRIDGE	C	1,600	3,600	Legal: MOERBE 1RE	
GIDDINGS ISD	C	1,600	3,600	MAGNOLIA OIL & GAS	
				AB 284 SNEED J H & 83 DELAPLA	
				RRC #24234	
				.018328 Royalty Interest	
				Category: G1	
				Railroad #: 24234	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$3,600 in 2024 as compared to \$490 in 2019 is a 634.69% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY	1,600	1,680	1,920		
ROAD & BRIDGE	1,600	1,680	1,920		
GIDDINGS ISD	1,600	1,680	1,920		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	1,740	1,762	2,088		
ROAD & BRIDGE	1,740	1,762	2,088		
DIME BOX ISD	0	250	0		
GIDDINGS ISD	1,600	1,680	1,920		