

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

DICOGROUP MINERALS LLC
4809 COLE AVE STE 170
DALLAS TX 75205-3553



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: 201479 893

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	340	520	Lease: 12296	Type: REAL	Owner #: 201479
ROAD & BRIDGE	C	340	520	Legal: DUBE UNIT 3		
GIDDINGS ISD	C	340	520	MAGNOLIA OIL & GAS		
				AB 183 KENNERLY E		
				RRC #12296		
				.002944 Royalty Interest		
				Category: G1		
				Railroad #: 12296		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2019 Hist						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
LEE COUNTY	340	112	408			
ROAD & BRIDGE	340	112	408			
GIDDINGS ISD	340	112	408			

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,

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	790 790 790	760 760 760	Lease: 18984 Type: REAL Owner #: 201479 Legal: PAMELA 1RE & 2RE MAGNOLIA OIL & GAS AB 330 WARD T W RRC #18984 LEE 80% WASH 20% .000751 Royalty Interest Category: G1 Railroad #: 18984 HB1984: The Appraised value of \$760 in 2024 as compared to \$1,080 in 2019 is a 29.63% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	790 790 790	0 0 0	760 760 760

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	C C C C	1,580 1,580 1,580 1,580	2,140 2,140 2,140 2,140
			Lease: 21075 Type: REAL Owner #: 201479 Legal: SIMPSON MAGNOLIA OIL & GAS AB 267 REID S H RRC #21075 .002007 Royalty Interest Category: G1 Railroad #: 21075 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$2,140 in 2024 as compared to \$1,590 in 2019 is a 34.59% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD GIDDINGS CITY	1,580 1,580 1,580 1,580	244 244 244 244	1,896 1,896 1,896 1,896

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	C C C	270 270 270	420 420 420
			Lease: 22443 Type: REAL Owner #: 201479 Legal: LUCILLE UNIT 1 MAGNOLIA OIL & GAS AB 329 VASHARY J RRC #22443 .000652 Royalty Interest Category: G1 Railroad #: 22443 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$420 in 2024 as compared to \$250 in 2019 is a 68.00% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	270 270 270	96 96 96	324 324 324

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	980	2,130	Lease: 22500	Type: REAL	Owner #: 201479
ROAD & BRIDGE	C	980	2,130	Legal: DOCKERY OL UNIT		
GIDDINGS ISD	C	980	2,130	MAGNOLIA OIL & GAS		
				AB 20 VARELMAN J D		
				RRC #22500		
				.006407 Royalty Interest		
				Category: G1		
				Railroad #: 22500		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$2,130 in 2024 as compared to \$1,550 in 2019 is a 37.42% increase.						
Taxing Units	Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY	980		954	1,176		
ROAD & BRIDGE	980		954	1,176		
GIDDINGS ISD	980		954	1,176		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		250	250	Lease: 23071	Type: REAL	Owner #: 201479
ROAD & BRIDGE		250	250	Legal: FLORENCE UNIT		
DIME BOX ISD	G	250	250	U S OPERATING INC		
				AB 22 WALLACE J Y		
				RRC #23071		
				.000660 Royalty Interest		
				Category: G1		
				Railroad #: 23071		
Deductions: (G)=LESS THAN \$500 MIN INT						
HB1984: The Appraised value of \$250 in 2024 as compared to \$210 in 2019 is a 19.05% increase.						
Taxing Units	Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY	250		0	250		
ROAD & BRIDGE	250		0	250		
DIME BOX ISD	0		250	0		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		990	1,060	Lease: 103617	Type: REAL	Owner #: 201479
ROAD & BRIDGE		990	1,060	Legal: STRANGER T UNIT 4		
GIDDINGS ISD		990	1,060	MAGNOLIA OIL & GAS		
				AB 207 MANCHA J F		
				RRC #103617		
				.001222 Royalty Interest		
				Category: G1		
				Railroad #: 103617		
HB1984: The Appraised value of \$1,060 in 2024 as compared to \$720 in 2019 is a 47.22% increase.						
Taxing Units	Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY	990		0	1,060		
ROAD & BRIDGE	990		0	1,060		
GIDDINGS ISD	990		0	1,060		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	2,610	128,500	Lease: 720233	Type: REAL	Owner #: 201479
ROAD & BRIDGE	C	2,610	128,500	Legal: DUNKIN UNIT W#H020B		
GIDDINGS ISD	C	2,610	128,500	MAGNOLIA OIL & GAS		
				AB 384 POPPONOIE J	94%LEE	
				RRC 27708	6%WASH	
				.001877 Royalty Interest		
				Category: G1		
				Railroad #:	27708	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$128,500 in 2024 as compared to \$20,070 in 2019 is a 540.26% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		2,610	125,368	3,132		
ROAD & BRIDGE		2,610	125,368	3,132		
GIDDINGS ISD		2,610	125,368	3,132		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY			19,510	Lease: 720296	Type: REAL	Owner #: 201479
ROAD & BRIDGE			19,510	Legal: SPARKY W#H01SS		
GIDDINGS ISD			19,510	MAGNOLIA OIL & GAS		
				AB 165 DEWITT G	LEE@73%	
				RRC 28079	FAY@9%/WAS@18%	
				.001186 Royalty Interest		
				Category: G1		
				Railroad #:	28079	
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		0	0	19,510		
ROAD & BRIDGE		0	0	19,510		
GIDDINGS ISD		0	0	19,510		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY			12,880	Lease: 720297	Type: REAL	Owner #: 201479
ROAD & BRIDGE			12,880	Legal: SUNDEVIL W#H03SS		
GIDDINGS ISD			12,880	MAGNOLIA OIL & GAS		
				AB 165 DEWITT G	LEE@73%	
				API 149.33548	FAY@9%/WAS@18%	
				.001143 Royalty Interest		
				Category: G1		
				Railroad #:	28102	
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		0	0	12,880		
ROAD & BRIDGE		0	0	12,880		
GIDDINGS ISD		0	0	12,880		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	7,810	126,774	41,396		
ROAD & BRIDGE	7,810	126,774	41,396		
GIDDINGS ISD	7,560	126,774	41,146		
GIDDINGS CITY	1,580	244	1,896		
DIME BOX ISD	0	250	0		