

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

CLOUD MICHELLE
1205 CENTURY FARMS RD
BURTON TX 77835



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:	203366 729
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	4,630	9,240	Lease: 12546	Type: REAL	Owner #: 203366
ROAD & BRIDGE	C	4,630	9,240	Legal: JUDY #2		
GIDDINGS ISD	C	4,630	9,240	MAGNOLIA OIL & GAS		
				AB 11 HATFIELD B M		
				RRC 12546		
				.006492 Royalty Interest		
				Category: G1		
				Railroad #: 12546		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		4,630	3,684	5,556		
ROAD & BRIDGE		4,630	3,684	5,556		
GIDDINGS ISD		4,630	3,684	5,556		

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	C	180	930	Lease: 22522	Type: REAL	Owner #: 203366
ROAD & BRIDGE	C	180	930	Legal: SCHNEIDER 1H		
GIDDINGS ISD	C	180	930	MAGNOLIA OIL & GAS		
				AB 272 RUDESILL M		
				RRC #22522		
				.002246 Royalty Interest		
				Category: G1		
				Railroad #: 22522		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		180	714	216		
ROAD & BRIDGE		180	714	216		
GIDDINGS ISD		180	714	216		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	1,470	2,420	Lease: 23767	Type: REAL	Owner #: 203366
ROAD & BRIDGE	C	1,470	2,420	Legal: MUELLER-KORTH UNIT W#1		
GIDDINGS ISD	C	1,470	2,420	MAGNOLIA OIL & GAS		
				AB 11 HATFIELD B M		
				RRC #23767 LEE 33% WASH 67%		
				.004636 Royalty Interest		
				Category: G1		
				Railroad #: 23767		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		1,470	656	1,764		
ROAD & BRIDGE		1,470	656	1,764		
GIDDINGS ISD		1,470	656	1,764		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	6,280	5,054	7,536		
ROAD & BRIDGE	6,280	5,054	7,536		
GIDDINGS ISD	6,280	5,054	7,536		