

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

KIMBRELL WILLIS
32514 ROSELLA LN
PINEHURST TX 77362



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: 203453 2021

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	910	1,160	Lease: 720244 Type: REAL Owner #: 203453		
ROAD & BRIDGE	C	910	1,160	Legal: GIACCONE-LEHMANN UNIT W#1		
GIDDINGS ISD	C	910	1,160	MAGNOLIA OIL & GAS		
				AB 180 STEWART THOMAS G (WASH)		
				RRC 21886 LEE15%/WASH85%		
				.007371 Royalty Interest		
				Category: G1		
				Railroad #: 21886		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		910	68	1,092		
ROAD & BRIDGE		910	68	1,092		
GIDDINGS ISD		910	68	1,092		

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	40		160	Lease: 720255 Type: REAL Owner #: 203453		
ROAD & BRIDGE	C	40		160	Legal: YELLOWSTONE 1H		
GIDDINGS ISD	C	40		160	MAGNOLIA OIL & GAS AB 180 STEWART T G RRC 27830 2.8% LEE/97.2% WASH .000348 Royalty Interest Category: G1 Railroad #: 27830		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2019 Hist							
Taxing Units		Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		40		112	48		
ROAD & BRIDGE		40		112	48		
GIDDINGS ISD		40		112	48		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	8,210	10,450	Lease: 720290 Type: REAL Owner #: 203453		
ROAD & BRIDGE	C	8,210	10,450	Legal: GIACCONE-LEHMANN UNIT W#2H		
GIDDINGS ISD	C	8,210	10,450	MAGNOLIA OIL & GAS AB 180 STEWART THOMAS G (WASH) RRC 21886 LEE15%/WAS85%		
				.007371 Royalty Interest Category: G1 Railroad #: 21886		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		8,210	598	9,852		
ROAD & BRIDGE		8,210	598	9,852		
GIDDINGS ISD		8,210	598	9,852		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	9,160	778	10,992		
ROAD & BRIDGE	9,160	778	10,992		
GIDDINGS ISD	9,160	778	10,992		