

info@leecad.net

HELM JEANNE LOUISE
3304 PINEHURST DR
PLANO TX 75075

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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: 203996 1569
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	610	850	Lease: 20743 Type: REAL Owner #: 203996		
ROAD & BRIDGE	C	610	850	Legal: TWO FINGERS UT #2RE		
DIME BOX ISD	C	300	420	MAGNOLIA OIL & GAS		
GIDDINGS ISD	C	300	420	AB 98 ESTES A		
				RRC #20743		
				.001465 Override Royalty		
				Category: G1		
				Railroad #: 20743		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2019 Hist						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
LEE COUNTY	610	118	732			
ROAD & BRIDGE	610	118	732			
DIME BOX ISD	300	60	360			
GIDDINGS ISD	300	60	360			

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	580	1,040	Lease: 105504	Type: REAL Owner #: 203996
ROAD & BRIDGE	C	580	1,040	Legal: JANETTE #1	
DIME BOX ISD	C	340	600	MAGNOLIA OIL & GAS	
GIDDINGS ISD	C	240	440	AB 98 ESTES A	
				RRC #105504	
				.002292 Override Royalty	
				Category: G1	
				Railroad #: 105504	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2019 Hist					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		580	344	696	
ROAD & BRIDGE		580	344	696	
DIME BOX ISD		340	192	408	
GIDDINGS ISD		240	152	288	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY	C	200	250	Lease: 720268	Type: REAL Owner #: 203996
ROAD & BRIDGE	C	200	250	Legal: CASTLEWOOD 'A' 1H	
GIDDINGS ISD	C	200	250	MAGNOLIA OIL & GAS	
				AB 342 WELCH R G	
				RRC 27973 87%LEE/13%WAS	
				.000016 Override Royalty	
				Category: G1	
				Railroad #: 27973	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2019 Hist					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		200	10	240	
ROAD & BRIDGE		200	10	240	
GIDDINGS ISD		200	10	240	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY		200	180	Lease: 720269	Type: REAL Owner #: 203996
ROAD & BRIDGE		200	180	Legal: CASTLEWOOD 'B' 2H	
GIDDINGS ISD		200	180	MAGNOLIA OIL & GAS	
				AB 342 WELCH R G	
				RRC 27974 87%LEE/13%WAS	
				.000016 Override Royalty	
				Category: G1	
				Railroad #: 27974	
No 2019 Hist					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		200	0	180	
ROAD & BRIDGE		200	0	180	
GIDDINGS ISD		200	0	180	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY	C	200	310	Lease: 720270 Type: REAL Owner #: 203996
ROAD & BRIDGE	C	200	310	Legal: CASTLEWOOD 'C' 3H
GIDDINGS ISD	C	200	310	MAGNOLIA OIL & GAS AB 342 WELCH R G RRC 27975 .000016 Override Royalty Category: G1 Railroad #: 27975
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY	200	70	240	
ROAD & BRIDGE	200	70	240	
GIDDINGS ISD	200	70	240	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	1,790	542	2,088		
ROAD & BRIDGE	1,790	542	2,088		
DIME BOX ISD	640	252	768		
GIDDINGS ISD	1,140	292	1,308		

