

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

FRANNIFIN MINERALS LLC
PO BOX 13128
LAS CRUCES NM 88013



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:	204886 1224
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 ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		50 50 50	Lease: 12953 Type: REAL Owner #: 204886 Legal: WESTBROOK 2-A MAGNOLIA OIL & GAS AB 98 ESTES A RRC #12953 .000170 Override Royalty Category: G1 Railroad #: 12953
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY	0	0	50
ROAD & BRIDGE	0	0	50
GIDDINGS ISD	0	0	50

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

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD G Deductions: (G)=LESS THAN \$500 MIN INT No 2019 Hist		140 140 140	Lease: 12970 Type: REAL Owner #: 204886 Legal: BRENDA -2- U S OPERATING INC AB 22 WALLACE J Y RRC #12970 .000468 Override Royalty Category: G1 Railroad #: 12970
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	0 0 0	0 0 140	140 140 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		30 30 30	Lease: 14019 Type: REAL Owner #: 204886 Legal: SYNATSCHT UNIT HARBOR RESOURCES LLC AB 20 VARELMAN J D RRC #14019 .000399 Override Royalty Category: G1 Railroad #: 14019
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	30 30 30

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		20 20 20	Lease: 14513 Type: REAL Owner #: 204886 Legal: J E T 1RE/2RE MAGNOLIA OIL & GAS AB 98 ESTES A RRC #14513 .000136 Override Royalty Category: G1 Railroad #: 14513
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	20 20 20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD G Deductions: (G)=LESS THAN \$500 MIN INT No 2019 Hist		80 80 80	Lease: 16455 Type: REAL Owner #: 204886 Legal: NORA U S OPERATING INC AB 2 BEST H RRC #16455 .000096 Override Royalty Category: G1 Railroad #: 16455
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	0 0 0	0 0 80	80 80 0

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		20 20 20	Lease: 16728 Type: REAL Legal: MOZELLE U S OPERATING INC AB 207 MANCHA J F RRC #16728 .000124 Override Royalty Category: G1 Railroad #: 16728	Owner #: 204886	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	20 20 20		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE DIME BOX ISD Deductions: (G)=LESS THAN \$500 MIN INT No 2019 Hist		10 10 10	Lease: 18484 Type: REAL Legal: GANTT T K 1RE MAGNOLIA OIL & GAS AB 302 SORSBY W A RRC #18484 .000071 Override Royalty Category: G1 Railroad #: 18484	Owner #: 204886	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY ROAD & BRIDGE DIME BOX ISD	0 0 0	0 0 10	10 10 0		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		50 50 50	Lease: 20834 Type: REAL Legal: HARDEMAN UNIT HARBOR RESOURCES LLC AB 20 VARELMAN J D RRC #20834 .000516 Override Royalty Category: G1 Railroad #: 20834	Owner #: 204886	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	50 50 50		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD Deductions: (G)=LESS THAN \$500 MIN INT No 2019 Hist	G	30 30 10 20	Lease: 145246 Type: REAL Owner #: 204886 Legal: SHEPARD UNIT #1 MAGNOLIA OIL & GAS AB 98 ESTES A RRC #145246 .000390 Override Royalty Category: G1 Railroad #: 145246
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	0 0 0 0	0 0 10 0	30 30 0 20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		120 120 120	Lease: 720135 Type: REAL Owner #: 204886 Legal: WESTBROOK W#1A MAGNOLIA OIL & GAS AB 98 ESTES A RRC #225323 .000293 Override Royalty Category: G1 Railroad #: 225323
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	120 120 120

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		150 150 150	Lease: 720288 Type: REAL Owner #: 204886 Legal: ZARAGOZA W#H06ZG MAGNOLIA OIL & GAS AB 81 DOBBINS J 2023 SUPP RRC 295190 .000031 Override Royalty Category: G1 Railroad #: 295190
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	150 150 150

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		110 110 110	Lease: 720293 Type: REAL Owner #: 204886 Legal: BRUISER GOLD W#H05BB MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC 28086 .000029 Override Royalty Category: G1 Railroad #: 28086
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	110 110 110

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		510 510 510	Lease: 720294 Type: REAL Owner #: 204886 Legal: BRUISER GREEN W#H03BB MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC 28100 .000029 Override Royalty Category: G1 Railroad #: 28100
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	510 510 510

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist		120 120 120	Lease: 720295 Type: REAL Owner #: 204886 Legal: BRUISER PAW W#H01BB MAGNOLIA OIL & GAS AB 11 HATFIELD B M RRC 28087 .000029 Override Royalty Category: G1 Railroad #: 28087
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	120 120 120

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	0	0	1,440		
ROAD & BRIDGE	0	0	1,440		
GIDDINGS ISD	0	0	1,200		
DIME BOX ISD	0	240	0		

