

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

ALLRED BERTA TERESA  
413 DRIVER LN #392  
SKY VALLEY GA 35007



APPAISAL 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: 93914 67

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	30	70	Lease: 14106	Type: REAL	Owner #: 93914
ROAD & BRIDGE	C	30	70	Legal: LONIE MAE #1-H		
GIDDINGS ISD	C	30	70	LEEYUS OIL LLC		
				AB 352 WILKERSON W L		
				RRC #14106		
				.000149 Royalty Interest		
				Category: G1		
				Railroad #: 14106		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		30	34	36		
ROAD & BRIDGE		30	34	36		
GIDDINGS ISD		30	34	36		

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	220	10,880	Lease: 720233	Type: REAL Owner #: 93914
ROAD & BRIDGE	C	220	10,880	Legal: DUNKIN UNIT W#H020B	
GIDDINGS ISD	C	220	10,880	MAGNOLIA OIL & GAS	
				AB 384 POPPONO J	94%LEE
				RRC 27708	6%WASH
				.000159 Royalty Interest	
				Category: G1	
				Railroad #: 27708	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$10,880 in 2024 as compared to \$1,700 in 2019 is a 540.00% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		220	10,616	264	
ROAD & BRIDGE		220	10,616	264	
GIDDINGS ISD		220	10,616	264	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY		5,770	5,140	Lease: 720281	Type: REAL Owner #: 93914
ROAD & BRIDGE		5,770	5,140	Legal: LONIE MAE A W#2H	
GIDDINGS ISD		5,770	5,140	LEEXUS OIL LLC	
				AB 352 WILKERSON W	88%LEE
				RRC 28022	12%WAS
				.000458 Royalty Interest	
				Category: G1	
				Railroad #: 28022	
No 2019 Hist					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		5,770	0	5,140	
ROAD & BRIDGE		5,770	0	5,140	
GIDDINGS ISD		5,770	0	5,140	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY			1,650	Lease: 720296	Type: REAL Owner #: 93914
ROAD & BRIDGE			1,650	Legal: SPARKY W#H01SS	
GIDDINGS ISD			1,650	MAGNOLIA OIL & GAS	
				AB 165 DEWITT G	LEE@73%
				RRC 28079	FAY@9%/WAS@18%
				.000100 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	1,650	
ROAD & BRIDGE		0	0	1,650	
GIDDINGS ISD		0	0	1,650	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY			1,090	Lease: 720297	Type: REAL Owner #: 93914
ROAD & BRIDGE			1,090	Legal: SUNDEVIL W#H03SS	
GIDDINGS ISD			1,090	MAGNOLIA OIL & GAS	
				AB 165 DEWITT G	LEE@73%
				API 149.33548	FAY@9%/WAS@18%
				.000097 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	1,090	
ROAD & BRIDGE		0	0	1,090	
GIDDINGS ISD		0	0	1,090	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	6,020	10,650	8,180		
ROAD & BRIDGE	6,020	10,650	8,180		
GIDDINGS ISD	6,020	10,650	8,180		

