

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

HARPER DAVID KENT  
5808 PATHFINDER TRL  
PLANO TX 75093-4517



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: 94375 1502  
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	70	40	Lease: 12004	Type: REAL	Owner #: 94375
ROAD & BRIDGE	70	40	Legal: TRIGGER		
GIDDINGS ISD	70	40	U S OPERATING INC		
			AB 189 LAWRENCE C		
			RRC #12004		
			.000186 Override Royalty		
			Category: G1		
			Railroad #: 12004		
HB1984: The Appraised value of \$40 in 2024 as compared to \$40 in 2019 is a .00% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY	70	0	40		
ROAD & BRIDGE	70	0	40		
GIDDINGS ISD	70	0	40		

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	C	230	460	Lease: 18094	Type: REAL	Owner #: 94375
ROAD & BRIDGE	C	230	460	Legal: WARD "N"		
GIDDINGS ISD	C	230	460	MAGNOLIA OIL & GAS		
				AB 81 DOBBINS J		
				RRC #18094		
				.001112 Override Royalty		
				Category: G1		
				Railroad #: 18094		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$460 in 2024 as compared to \$360 in 2019 is a 27.78% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		230	184	276		
ROAD & BRIDGE		230	184	276		
GIDDINGS ISD		230	184	276		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		20	20	Lease: 21506	Type: REAL	Owner #: 94375
ROAD & BRIDGE		20	20	Legal: YORK W#1RE		
DIME BOX ISD	G	20	20	MAGNOLIA OIL & GAS		
				AB 148 HODGE W & 149 HINDS TS		
				RRC #21506		
				.000039 Override Royalty		
				Category: G1		
				Railroad #: 21506		
Deductions: (G)=LESS THAN \$500 MIN INT						
HB1984: The Appraised value of \$20 in 2024 as compared to \$20 in 2019 is a .00% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		20	0	20		
ROAD & BRIDGE		20	0	20		
DIME BOX ISD		0	20	0		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY			10	Lease: 22021	Type: REAL	Owner #: 94375
ROAD & BRIDGE			10	Legal: YORK "A"		
DIME BOX ISD	G		10	MAGNOLIA OIL & GAS		
				AB 313 TAYLOR J B		
				RRC #22021		
				.000044 Override Royalty		
				Category: G1		
				Railroad #: 22021		
Deductions: (G)=LESS THAN \$500 MIN INT						
HB1984: The Appraised value of \$10 in 2024 as compared to \$10 in 2019 is a .00% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		0	0	10		
ROAD & BRIDGE		0	0	10		
DIME BOX ISD		0	10	0		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	10	70	Lease: 22557	Type: REAL	Owner #: 94375
ROAD & BRIDGE	C	10	70	Legal: WEISER		
GIDDINGS ISD	C	10	70	MAGNOLIA OIL & GAS		
				AB 293 SCOTT S T		
				RRC 274403 22557		
				.000576 Override Royalty		
				Category: G1		
				Railroad #: 274403		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$70 in 2024 as compared to \$90 in 2019 is a 22.22% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		10	58	12		
ROAD & BRIDGE		10	58	12		
GIDDINGS ISD		10	58	12		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	180	630	Lease: 720135	Type: REAL	Owner #: 94375
ROAD & BRIDGE	C	180	630	Legal: WESTBROOK W#1A		
GIDDINGS ISD	C	180	630	MAGNOLIA OIL & GAS		
				AB 98 ESTES A		
				RRC #225323		
				.001594 Override Royalty		
				Category: G1		
				Railroad #: 225323		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$630 in 2024 as compared to \$490 in 2019 is a 28.57% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		180	414	216		
ROAD & BRIDGE		180	414	216		
GIDDINGS ISD		180	414	216		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	1,100	1,720	Lease: 720288	Type: REAL	Owner #: 94375
ROAD & BRIDGE	C	1,100	1,720	Legal: ZARAGOZA W#H062G		
GIDDINGS ISD	C	1,100	1,720	MAGNOLIA OIL & GAS		
				AB 81 DOBBINS J	2023 SUPP	
				RRC 295190		
				.000354 Override Royalty		
				Category: G1		
				Railroad #: 295190		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		1,100	400	1,320		
ROAD & BRIDGE		1,100	400	1,320		
GIDDINGS ISD		1,100	400	1,320		

Total of all Above Parcels						
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable			
LEE COUNTY	1,610	1,056	1,894			
ROAD & BRIDGE	1,610	1,056	1,894			
GIDDINGS ISD	1,590	1,056	1,864			
DIME BOX ISD	0	30	0			

