

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

DIME BOX LTD PARTNERSHIP
% KIRKWOOD & DARBY INC
2601 SCOTT AVENUE SUITE 400
FORT WORTH TX 76103



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: 96623 901
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	300 300 300	180 180 180	Lease: 12004 Type: REAL Owner #: 96623 Legal: TRIGGER U S OPERATING INC AB 189 LAWRENCE C RRC #12004 Agent: 300 .000773 Override Royalty Category: G1 Railroad #: 12004 HB1984: The Appraised value of \$180 in 2024 as compared to \$180 in 2019 is a .00% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	300 300 300	0 0 0	180 180 180

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	1,140	1,670	Lease: 13659	Type: REAL	Owner #: 96623
ROAD & BRIDGE	C	1,140	1,670	Legal: SELMA 1RE		
DIME BOX ISD	C	1,140	1,670	U S OPERATING INC		
				AB 81 DOBBINS J		
				RRC #13659		
					Agent: 300	
				.001172 Override Royalty		
				Category: G1		
				Railroad #: 13659		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$1,670 in 2024 as compared to \$1,690 in 2019 is a 1.18% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		1,140	302	1,368		
ROAD & BRIDGE		1,140	302	1,368		
DIME BOX ISD		1,140	302	1,368		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		320	200	Lease: 15651	Type: REAL	Owner #: 96623
ROAD & BRIDGE		320	200	Legal: PATRICIA UNIT		
DIME BOX ISD		320	200	U S OPERATING INC		
				AB 189 LAWRENCE C		
				RRC #15651		
					Agent: 300	
				.000291 Override Royalty		
				Category: G1		
				Railroad #: 15651		
HB1984: The Appraised value of \$200 in 2024 as compared to \$280 in 2019 is a 28.57% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		320	0	200		
ROAD & BRIDGE		320	0	200		
DIME BOX ISD		320	0	200		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	80	200	Lease: 16116	Type: REAL	Owner #: 96623
ROAD & BRIDGE	C	80	200	Legal: GERDES-BREDTHAUER UN 2		
GIDDINGS ISD	C	80	200	MAGNOLIA OIL & GAS		
				AB 330 WARD T W		
				RRC #16116		
					Agent: 300	
				.000460 Override Royalty		
				Category: G1		
				Railroad #: 16116		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$200 in 2024 as compared to \$240 in 2019 is a 16.67% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		80	104	96		
ROAD & BRIDGE		80	104	96		
GIDDINGS ISD		80	104	96		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	550	700	Lease: 16971	Type: REAL	Owner #: 96623
ROAD & BRIDGE	C	550	700	Legal: SPITZENBERGER H E 1		
DIME BOX ISD	C	550	700	S&JB LLC		
				AB 1 AUSTIN S F		
				RRC #16971		
					Agent: 300	
				.008906 Override Royalty		
				Category: G1		
				Railroad #: 16971		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$700 in 2024 as compared to \$360 in 2019 is a 94.44% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
LEE COUNTY	550	40	660			
ROAD & BRIDGE	550	40	660			
DIME BOX ISD	550	40	660			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		2,500	2,240	Lease: 17423	Type: REAL	Owner #: 96623
ROAD & BRIDGE		2,500	2,240	Legal: SPITZENBERGER H E 1A		
DIME BOX ISD		2,500	2,240	BETRO INC		
				AB 1 AUSTIN S F		
				RRC #17423		
					Agent: 300	
				.017813 Override Royalty		
				Category: G1		
				Railroad #: 17423		
HB1984: The Appraised value of \$2,240 in 2024 as compared to \$680 in 2019 is a 229.41% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
LEE COUNTY	2,500	0	2,240			
ROAD & BRIDGE	2,500	0	2,240			
DIME BOX ISD	2,500	0	2,240			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	320	470	Lease: 18731	Type: REAL	Owner #: 96623
ROAD & BRIDGE	C	320	470	Legal: LEITKO UNIT		
GIDDINGS ISD	C	320	470	MAGNOLIA OIL & GAS		
				AB 207 MANCHA J F		
				RRC #18731		
					Agent: 300	
				.001429 Override Royalty		
				Category: G1		
				Railroad #: 18731		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$470 in 2024 as compared to \$210 in 2019 is a 123.81% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
LEE COUNTY	320	86	384			
ROAD & BRIDGE	320	86	384			
GIDDINGS ISD	320	86	384			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	120	250	Lease: 19745	Type: REAL	Owner #: 96623
ROAD & BRIDGE	C	120	250	Legal: VICKI -1A-		
GIDDINGS ISD	C	120	250	U S OPERATING INC		
				AB 81 DOBBINS J		
				RRC #19745 TIK W/ENERVEST ETAL		
				.000367 Override Royalty		Agent: 300
				Category: G1		
				Railroad #: 19745		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$250 in 2024 as compared to \$360 in 2019 is a 30.56% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		120	106	144		
ROAD & BRIDGE		120	106	144		
GIDDINGS ISD		120	106	144		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		710	720	Lease: 23856	Type: REAL	Owner #: 96623
ROAD & BRIDGE		710	720	Legal: JAN		
DIME BOX ISD		710	720	U S OPERATING INC		
				AB 189 LAWRENCE C		
				RRC #23856		
				.001049 Override Royalty		Agent: 300
				Category: G1		
				Railroad #: 23856		
HB1984: The Appraised value of \$720 in 2024 as compared to \$610 in 2019 is a 18.03% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		710	0	720		
ROAD & BRIDGE		710	0	720		
DIME BOX ISD		710	0	720		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		610	640	Lease: 24064	Type: REAL	Owner #: 96623
ROAD & BRIDGE		610	640	Legal: WES #1 & 2		
DIME BOX ISD		610	640	ERNEST OPERATING CO		
				AB 220 MCKEEN H		
				RRC 24064 LEE 85% BURLESON 15%		
				.003516 Override Royalty		Agent: 300
				Category: G1		
				Railroad #: 24064		
HB1984: The Appraised value of \$640 in 2024 as compared to \$390 in 2019 is a 64.10% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		610	0	640		
ROAD & BRIDGE		610	0	640		
DIME BOX ISD		610	0	640		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	70	120	Lease: 75992	Type: REAL	Owner #: 96623
ROAD & BRIDGE	C	70	120	Legal: TISH #2		
GIDDINGS ISD	C	70	120	U S OPERATING INC		
				AB 189 LAWRENCE C		
				RRC #75992		
				.001171 Override Royalty		Agent: 300
				Category: G1		
				Railroad #: 75992		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$120 in 2024 as compared to \$120 in 2019 is a .00% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		70	36	84		
ROAD & BRIDGE		70	36	84		
GIDDINGS ISD		70	36	84		

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	6,720	674	6,716		
ROAD & BRIDGE	6,720	674	6,716		
GIDDINGS ISD	890	332	888		
DIME BOX ISD	5,830	342	5,828		

