

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

DYER LILLIAN STUERMER TRUST
%L C JERVIS & R ZAPALAC TTEES
PO BOX 212
LEDBETTER TX 78946-0212



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:	96747 999
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	4,170	7,310	Lease: 15	Type: REAL Owner #: 96747
ROAD & BRIDGE	C	4,170	7,310	Legal: SACKS SYLVIA UNIT W#4RE	
GIDDINGS ISD	C	4,170	7,310	MAGNOLIA OIL & GAS	
				AB 149 HINDS T S	
				RRC 20800 UNIT 9920800	
				.009855 Royalty Interest	
				Category: G1	
				Railroad #: 20800	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$7,310 in 2024 as compared to \$2,530 in 2019 is a 188.93% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		4,170	2,306	5,004	
ROAD & BRIDGE		4,170	2,306	5,004	
GIDDINGS ISD		4,170	2,306	5,004	

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 ROAD & BRIDGE GIDDINGS ISD	580 580 580	240 240 240	Lease: 14626 Type: REAL Owner #: 96747 Legal: LALLINGER E MICHAEL MAGNOLIA OIL & GAS AB 68 CROSBY J J RRC #14626 .006250 Royalty Interest Category: G1 Railroad #: 14626 HB1984: The Appraised value of \$240 in 2024 as compared to \$540 in 2019 is a 55.56% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	580 580 580	0 0 0	240 240 240

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	120 120 120	2,370 2,370 2,370	Lease: 14971 Type: REAL Owner #: 96747 Legal: GUELKER UNIT F -M- MAGNOLIA OIL & GAS AB 207 MANCHA J F RRC #14971 .004529 Royalty Interest Category: G1 Railroad #: 14971 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$2,370 in 2024 as compared to \$2,820 in 2019 is a 15.96% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	120 120 120	2,226 2,226 2,226	144 144 144

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	11,770 11,770 9,410 2,350	15,530 15,530 12,420 3,110	Lease: 16158 Type: REAL Owner #: 96747 Legal: DELLA MAGNOLIA OIL & GAS AB 81 DOBBINS J RRC #16158 .012500 Royalty Interest Category: G1 Railroad #: 16158 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$15,530 in 2024 as compared to \$13,370 in 2019 is a 16.16% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE DIME BOX ISD GIDDINGS ISD	11,770 11,770 9,410 2,350	1,406 1,406 1,128 290	14,124 14,124 11,292 2,820

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	2,730	3,740	Lease: 17123	Type: REAL	Owner #: 96747
ROAD & BRIDGE	C	2,730	3,740	Legal: STUERMER E P "A"		
GIDDINGS ISD	C	2,730	3,740	MAGNOLIA OIL & GAS		
				AB 81 DOBBINS J		
				RRC #17123		
				.025000 Royalty Interest		
				Category: G1		
				Railroad #: 17123		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$3,740 in 2024 as compared to \$10,050 in 2019 is a 62.79% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		2,730	464	3,276		
ROAD & BRIDGE		2,730	464	3,276		
GIDDINGS ISD		2,730	464	3,276		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	600	1,070	Lease: 22538	Type: REAL	Owner #: 96747
ROAD & BRIDGE	C	600	1,070	Legal: SYLVIA		
GIDDINGS ISD	C	600	1,070	MAGNOLIA OIL & GAS		
				AB 196 LAVERMAN L		
				RRC #22538		
				.022028 Royalty Interest		
				Category: G1		
				Railroad #: 22538		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$1,070 in 2024 as compared to \$8,400 in 2019 is a 87.26% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		600	350	720		
ROAD & BRIDGE		600	350	720		
GIDDINGS ISD		600	350	720		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		17,510	7,150	Lease: 22589	Type: REAL	Owner #: 96747
ROAD & BRIDGE		17,510	7,150	Legal: BRENDA		
GIDDINGS ISD		17,510	7,150	MAGNOLIA OIL & GAS		
				AB 81 DOBBINS J		
				RRC #22589		
				.020913 Royalty Interest		
				Category: G1		
				Railroad #: 22589		
HB1984: The Appraised value of \$7,150 in 2024 as compared to \$14,950 in 2019 is a 52.17% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		17,510	0	7,150		
ROAD & BRIDGE		17,510	0	7,150		
GIDDINGS ISD		17,510	0	7,150		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	1,220	2,360	Lease: 83554	Type: REAL	Owner #: 96747
ROAD & BRIDGE	C	1,220	2,360	Legal: HAWN		
GIDDINGS ISD	C	1,220	2,360	LEEXUS OIL LLC		
				AB 207 MANCHA J F		
				RRC #083554		
				.025000 Royalty Interest		
				Category: G1		
				Railroad #: 26011		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$2,360 in 2024 as compared to \$1,780 in 2019 is a 32.58% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		1,220	896	1,464		
ROAD & BRIDGE		1,220	896	1,464		
GIDDINGS ISD		1,220	896	1,464		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		580	530	Lease: 107539	Type: REAL	Owner #: 96747
ROAD & BRIDGE		580	530	Legal: TWO FINGERS -A- #2		
GIDDINGS ISD		580	530	MAGNOLIA OIL & GAS		
				AB 98 ESTES A		
				RRC #107539		
				.008765 Royalty Interest		
				Category: G1		
				Railroad #: 107539		
HB1984: The Appraised value of \$530 in 2024 as compared to \$1,340 in 2019 is a 60.45% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		580	0	530		
ROAD & BRIDGE		580	0	530		
GIDDINGS ISD		580	0	530		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		9,900	6,380	Lease: 108671	Type: REAL	Owner #: 96747
ROAD & BRIDGE		9,900	6,380	Legal: LOU-ANN #1-RE		
GIDDINGS ISD		9,900	6,380	MAGNOLIA OIL & GAS		
				AB 81 DOBBINS J		
				RRC 26008		
				.007887 Royalty Interest		
				Category: G1		
				Railroad #: 26008		
HB1984: The Appraised value of \$6,380 in 2024 as compared to \$8,080 in 2019 is a 21.04% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		9,900	0	6,380		
ROAD & BRIDGE		9,900	0	6,380		
GIDDINGS ISD		9,900	0	6,380		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		5,990	1,130	Lease: 222130	Type: REAL	Owner #: 96747
ROAD & BRIDGE		5,990	1,130	Legal: DODIE 1RE		
GIDDINGS ISD		5,990	1,130	MAGNOLIA OIL & GAS		
				AB 207 MANCHA J F		
				RRC #222130		
				.025000 Royalty Interest		
				Category: G1		
				Railroad #: 222130		
HB1984: The Appraised value of \$1,130 in 2024 as compared to \$5,250 in 2019 is a 78.48% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		5,990	0	1,130		
ROAD & BRIDGE		5,990	0	1,130		
GIDDINGS ISD		5,990	0	1,130		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY	C	15,870	45,430	Lease: 720231	Type: REAL Owner #: 96747
ROAD & BRIDGE	C	15,870	45,430	Legal: COCCOLITH A 1H	
GIDDINGS ISD	C	15,870	45,430	MATRIX PETROLEUM LLC	
CUMMINGS CREEK	C	15,870	45,430	AB 314 TRYON W	
				RRC 27518 DP 840502	
				.025000 Royalty Interest	
				Category: G1	
				Railroad #: 27518	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$45,430 in 2024 as compared to \$137,130 in 2019 is a 66.87% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		15,870	26,386	19,044	
ROAD & BRIDGE		15,870	26,386	19,044	
GIDDINGS ISD		15,870	26,386	19,044	
CUMMINGS CREEK		15,870	26,386	19,044	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY	C	28,480	43,520	Lease: 720232	Type: REAL Owner #: 96747
ROAD & BRIDGE	C	28,480	43,520	Legal: MOLLUSC A 1H	
GIDDINGS ISD	C	28,480	43,520	MATRIX PETROLEUM LLC	
CUMMINGS CREEK	C	28,480	43,520	AB 314 TRYON W	
				RRC 27504 DP 840503	
				.025000 Royalty Interest	
				Category: G1	
				Railroad #: 27504	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$43,520 in 2024 as compared to \$143,660 in 2019 is a 69.71% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		28,480	9,344	34,176	
ROAD & BRIDGE		28,480	9,344	34,176	
GIDDINGS ISD		28,480	9,344	34,176	
CUMMINGS CREEK		28,480	9,344	34,176	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
LEE COUNTY		100	80	Lease: 720259	Type: REAL Owner #: 96747
ROAD & BRIDGE		100	80	Legal: STATLER	
GIDDINGS ISD		100	80	PALEO OIL COMPANY	
CUMMINGS CREEK		70	60	AB 165 DEWITT G LEE@23%	
				RRC 22161	FAY@77%
				.000168 Royalty Interest	
				Category: G1	
				Railroad #: 22161	
No 2019 Hist					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
LEE COUNTY		100	0	80	
ROAD & BRIDGE		100	0	80	
GIDDINGS ISD		100	0	80	
CUMMINGS CREEK		70	0	60	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	1,720	2,140	Lease: 720268	Type: REAL	Owner #: 96747
ROAD & BRIDGE	C	1,720	2,140	Legal: CASTLEWOOD 'A' 1H		
GIDDINGS ISD	C	1,720	2,140	MAGNOLIA OIL & GAS		
				AB 342 WELCH R G		
				RRC 27973	87%LEE/13%WAS	
				.000137 Royalty Interest		
				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		1,720	76	2,064		
ROAD & BRIDGE		1,720	76	2,064		
GIDDINGS ISD		1,720	76	2,064		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY		1,680	1,520	Lease: 720269	Type: REAL	Owner #: 96747
ROAD & BRIDGE		1,680	1,520	Legal: CASTLEWOOD 'B' 2H		
GIDDINGS ISD		1,680	1,520	MAGNOLIA OIL & GAS		
				AB 342 WELCH R G		
				RRC 27974	87%LEE/13%WAS	
				.000137 Royalty Interest		
				Category: G1		
				Railroad #:	27974	
No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
LEE COUNTY		1,680	0	1,520		
ROAD & BRIDGE		1,680	0	1,520		
GIDDINGS ISD		1,680	0	1,520		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
LEE COUNTY	C	1,710	2,620	Lease: 720270	Type: REAL	Owner #: 96747
ROAD & BRIDGE	C	1,710	2,620	Legal: CASTLEWOOD 'C' 3H		
GIDDINGS ISD	C	1,710	2,620	MAGNOLIA OIL & GAS		
				AB 342 WELCH R G		
				RRC 27975		
				.000137 Royalty Interest		
				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		1,710	568	2,052		
ROAD & BRIDGE		1,710	568	2,052		
GIDDINGS ISD		1,710	568	2,052		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist	330 330 330	310 310 310	Lease: 720284 Type: REAL Owner #: 96747 Legal: ZION LODGE W#H012N MAGNOLIA OIL & GAS AB 192 BRANDER W LEE@38% RRC 28092 WASH@62% .000070 Royalty Interest Category: G1 Railroad #: 28092
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	330 330 330	0 0 0	310 310 310

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD No 2019 Hist	560 560 560	450 450 450	Lease: 720285 Type: REAL Owner #: 96747 Legal: ZION RIVER W#H032N MAGNOLIA OIL & GAS AB 192 BRANDER W LEE@46% RRC 28093 WASH@54% .000070 Royalty Interest Category: G1 Railroad #: 28093
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	560 560 560	0 0 0	450 450 450

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY C ROAD & BRIDGE C GIDDINGS ISD C Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist	4,480 4,480 4,480	7,030 7,030 7,030	Lease: 720288 Type: REAL Owner #: 96747 Legal: ZARAGOZA W#H062G MAGNOLIA OIL & GAS AB 81 DOBBINS J 2023 SUPP RRC 295190 .001443 Royalty Interest Category: G1 Railroad #: 295190
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	4,480 4,480 4,480	1,654 1,654 1,654	5,376 5,376 5,376

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	110,100	45,676	105,234		
ROAD & BRIDGE	110,100	45,676	105,234		
GIDDINGS ISD	100,680	44,560	93,930		
DIME BOX ISD	9,410	1,128	11,292		
CUMMINGS CREEK	44,420	35,730	53,280		

