

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

JOHNSON JOHN L
4 MUIRFIELD ST
ABILENE TX 79606-5120



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: 97844 1866

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	40	90	Lease: 19547 Type: REAL Owner #: 97844
ROAD & BRIDGE	C	40	90	Legal: PESCHKE OLGA
GIDDINGS ISD	C	40	90	TRIVISTA OPERATING AB 283 SUTHERLAND G RRC #19547 LEE 88% BASTROP 12%
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				.003750 Override Royalty
HB1984: The Appraised value of \$90 in 2024 as compared to \$10 in 2019 is a 800.00% increase.				Category: G1
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY		40	42	48
ROAD & BRIDGE		40	42	48
GIDDINGS ISD		40	42	48

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

SEC 25.19

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5045

OWNER #:

97844

4/24/24

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		420 420 420	Lease: 19617 Type: REAL Owner #: 97844 Legal: MEUTH BEN #6 W1 TRIVISTA OPERATING AB 373 BURLESON A RRC #19617 LEE 70% BASTROP 30% .006250 Override Royalty Category: G1 Railroad #: 19617 HB1984: The Appraised value of \$420 in 2024 as compared to \$240 in 2019 is a 75.00% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	420 420 420

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	C C C	90 90 90	230 230 230
			Lease: 20258 Type: REAL Owner #: 97844 Legal: BEHRENS FAMILY TRIVISTA OPERATING AB 373 BURLESON A RRC #20258 .011250 Override Royalty Category: G1 Railroad #: 20258 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	90 90 90	122 122 122	108 108 108

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	80 80 80	70 70 70	Lease: 20640 Type: REAL Owner #: 97844 Legal: MEUTH BEN #2 & 2A TRIVISTA OPERATING AB 373 BURLESON A RRC #20640 LEE 70% BASTROP 30% .006250 Override Royalty Category: G1 Railroad #: 20640 HB1984: The Appraised value of \$70 in 2024 as compared to \$40 in 2019 is a 75.00% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	80 80 80	0 0 0	70 70 70

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD		130 130 130	Lease: 720191 Type: REAL Owner #: 97844 Legal: BEHRENS UNIT TRIVISTA OPERATING AB 94 AARON BURLESON/AB 373 RRC 22684 .005243 Override Royalty Category: G1 Railroad #: 22684 HB1984: The Appraised value of \$130 in 2024 as compared to \$120 in 2019 is a 8.33% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
LEE COUNTY ROAD & BRIDGE GIDDINGS ISD	0 0 0	0 0 0	130 130 130

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
LEE COUNTY	210	164	776		
ROAD & BRIDGE	210	164	776		
GIDDINGS ISD	210	164	776		

