

This is NOT a Tax Statement      **Notice Of Appraised Value**  
Do NOT Pay From This Notice

MATAGORDA COUNTY APPR DIST  
2225 AVE G  
BAY CITY TEXAS 77414

979-244-2031

CENTERPOINT ENERGY HOUSTON ELE  
PROPERTY TAX DEPT  
PO BOX 1475  
HOUSTON TX 77251-1475



APPRAISAL YEAR 2023  
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 6/22/2023 AT: 9:00 AM  
2225 AVE G  
BAY CITY, TEXAS 77414  
FOR QUESTIONS CONCERNING  
MINERAL VALUES, CONTACT  
PRITCHARD & ABBOTT INC  
832-243-9600  
Protest Deadline: 5-31-2023  
ARB Hearing: 6-22-2023  
Owner: 702456 256  
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 2023	PROPERTY DESCRIPTION
COUNTY	197,090	396,710	SEQ: 9900010 Type: PERSONAL Owner #: 702456
BOLING ISD	197,090	396,710	Legal: DISTRIBUTION SYSTEM
PORT OF BAY CTY	197,090	396,710	
DRAIN 1	197,090	396,710	BOLING ISD
C & R	197,090	396,710	
HOSPITAL	197,090	396,710	
COASTAL PLAINS	197,090	396,710	Category: J3 ELECTRIC - UTILITY EQUIP

  

Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	197,090	0	396,710		
BOLING ISD	197,090	0	396,710		
PORT OF BAY CTY	197,090	0	396,710		
DRAIN 1	197,090	0	396,710		
C & R	197,090	0	396,710		
HOSPITAL	197,090	0	396,710		
COASTAL PLAINS	197,090	0	396,710		

Additional Owner's Properties are continued on following page(s).

Contact the appraisal office if you disagree with this year's proposed value for your property or if you have any problems with the property description or address information. If the problem cannot be resolved, you have a right to appeal to the Appraisal Review Board (ARB). To appeal, you must file a WRITTEN protest with the ARB before the protest deadline. Enclosed is a protest form to mail or bring to the appraisal district office at the address above before the above date. You may meet informally with an appraisal district representative anytime prior to your protest hearing to discuss and possibly resolve your issues without going to the ARB hearing. You may have the right to have a protest relating to the property heard by a special panel of the ARB. The ARB will notify you of the date, time and place of your scheduled hearing. Enclosed also is information to help you in preparing your protest. You do not need to use the enclosed form to file your protest. You may protest by letter, if it includes your name, your property description and what appraisal action you disagree with.

Beginning August 7th, visit [Texas.gov/PropertyTaxes](https://www.texas.gov/PropertyTaxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information regarding the amount of taxes that each entity that taxes your property will impose if the entity adopts its proposed tax rate. Your local property tax database will be updated regularly during August and September as local elected officials propose and adopt the property tax rates that will determine how much you pay in property taxes.

If you have any other questions or need more information, please contact the appraisal office at the phone number or address listed above.  
Sincerely,

VINCE MALONEY  
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY	390,330	595,550	SEQ: 9900020 Type: PERSONAL Owner #: 702456		
BOLING ISD	390,330	595,550	Legal: PLEDGER MOBILE 1 SUBSTATION		
PORT OF BAY CTY	390,330	595,550			
DRAIN 1	390,330	595,550			
C & R	390,330	595,550			
HOSPITAL	390,330	595,550			
COASTAL PLAINS	390,330	595,550			
			Category: J3 ELECTRIC - UTILITY EQUIP		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	390,330	0	595,550		
BOLING ISD	390,330	0	595,550		
PORT OF BAY CTY	390,330	0	595,550		
DRAIN 1	390,330	0	595,550		
C & R	390,330	0	595,550		
HOSPITAL	390,330	0	595,550		
COASTAL PLAINS	390,330	0	595,550		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY	935,260	1,676,790	SEQ: 9900030 Type: PERSONAL Owner #: 702456		
BOLING ISD	935,260	1,676,790	Legal: 4.54 MI 138 KV H. FRAME		
PORT OF BAY CTY	935,260	1,676,790			
DRAIN 1	935,260	1,676,790			
C & R	935,260	1,676,790			
HOSPITAL	935,260	1,676,790			
COASTAL PLAINS	935,260	1,676,790			
			Category: J3 ELECTRIC - UTILITY EQUIP		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	935,260	0	1,676,790		
BOLING ISD	935,260	0	1,676,790		
PORT OF BAY CTY	935,260	0	1,676,790		
DRAIN 1	935,260	0	1,676,790		
C & R	935,260	0	1,676,790		
HOSPITAL	935,260	0	1,676,790		
COASTAL PLAINS	935,260	0	1,676,790		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY	5,825,580	8,839,900	SEQ: 9900100 Type: PERSONAL Owner #: 702456		
PALACIOS ISD	5,825,580	8,839,900	Legal: STP SUBSTATION		
NAV #1	5,825,580	8,839,900			
DRAIN 3	5,825,580	8,839,900	PREVIOUSLY INCLUDED W/PLANT		
SEAWALL	5,825,580	8,839,900			
HOSPITAL	5,825,580	8,839,900			
COASTAL PLAINS	5,825,580	8,839,900			
			Category: J3 ELECTRIC - UTILITY EQUIP		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	5,825,580	0	8,839,900		
PALACIOS ISD	5,825,580	0	8,839,900		
NAV #1	5,825,580	0	8,839,900		
DRAIN 3	5,825,580	0	8,839,900		
SEAWALL	5,825,580	0	8,839,900		
HOSPITAL	5,825,580	0	8,839,900		
COASTAL PLAINS	5,825,580	0	8,839,900		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		526,260	943,500	SEQ: 9900115	Type: PERSONAL Owner #: 702456
PALACIOS ISD		526,260	943,500	Legal: 0.99 MI 345 KV LINE FROM	
NAV #1		526,260	943,500	STP	
DRAIN 3		526,260	943,500		
SEAWALL		526,260	943,500		
HOSPITAL		526,260	943,500		
COASTAL PLAINS		526,260	943,500	Category: J3	ELECTRIC - UTILITY EQUIP
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	526,260	0	943,500		
PALACIOS ISD	526,260	0	943,500		
NAV #1	526,260	0	943,500		
DRAIN 3	526,260	0	943,500		
SEAWALL	526,260	0	943,500		
HOSPITAL	526,260	0	943,500		
COASTAL PLAINS	526,260	0	943,500		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		1,966,820	3,526,220	SEQ: 9900120	Type: PERSONAL Owner #: 702456
TIDEHAVEN ISD		1,966,820	3,526,220	Legal: 3.70 MI 345 KV LINE FROM	
NAV #1		1,966,820	3,526,220	STP	
DRAIN 3		1,966,820	3,526,220		
HOSPITAL		1,966,820	3,526,220		
COASTAL PLAINS		1,966,820	3,526,220	Category: J3	ELECTRIC - UTILITY EQUIP
SEAWALL		1,966,820	3,526,220		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	1,966,820	0	3,526,220		
TIDEHAVEN ISD	1,966,820	0	3,526,220		
NAV #1	1,966,820	0	3,526,220		
DRAIN 3	1,966,820	0	3,526,220		
HOSPITAL	1,966,820	0	3,526,220		
COASTAL PLAINS	1,966,820	0	3,526,220		
SEAWALL	1,966,820	0	3,526,220		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		531,570	953,030	SEQ: 9900125	Type: PERSONAL Owner #: 702456
TIDEHAVEN ISD		531,570	953,030	Legal: 1.00 MI 345 KV LINE FROM	
PORT OF BAY CTY		531,570	953,030	STP	
DRAIN 3		531,570	953,030		
C & R		531,570	953,030		
HOSPITAL		531,570	953,030		
COASTAL PLAINS		531,570	953,030	Category: J3	ELECTRIC - UTILITY EQUIP
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	531,570	0	953,030		
TIDEHAVEN ISD	531,570	0	953,030		
PORT OF BAY CTY	531,570	0	953,030		
DRAIN 3	531,570	0	953,030		
C & R	531,570	0	953,030		
HOSPITAL	531,570	0	953,030		
COASTAL PLAINS	531,570	0	953,030		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		15,803,680	28,333,630	SEQ: 9900130	Type: PERSONAL Owner #: 702456
TIDEHAVEN ISD		15,803,680	28,333,630	Legal: 29.73 MI 345 KV LINE FROM	
PORT OF BAY CTY		15,803,680	28,333,630	STP	
DRAIN 2		15,803,680	28,333,630		
C & R		15,803,680	28,333,630		
HOSPITAL		15,803,680	28,333,630		
COASTAL PLAINS		15,803,680	28,333,630	Category: J3	ELECTRIC - UTILITY EQUIP
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
COUNTY		15,803,680	0	28,333,630	
TIDEHAVEN ISD		15,803,680	0	28,333,630	
PORT OF BAY CTY		15,803,680	0	28,333,630	
DRAIN 2		15,803,680	0	28,333,630	
C & R		15,803,680	0	28,333,630	
HOSPITAL		15,803,680	0	28,333,630	
COASTAL PLAINS		15,803,680	0	28,333,630	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		2,307,030	4,136,160	SEQ: 9900135	Type: PERSONAL Owner #: 702456
PALACIOS ISD		2,307,030	4,136,160	Legal: 3.90 MI 345 KV ST.TOWER 2 CKT	
NAV #1		2,307,030	4,136,160		
DRAIN 3		2,307,030	4,136,160		
SEAWALL		2,307,030	4,136,160		
HOSPITAL		2,307,030	4,136,160		
COASTAL PLAINS		2,307,030	4,136,160	Category: J3	ELECTRIC - UTILITY EQUIP
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
COUNTY		2,307,030	0	4,136,160	
PALACIOS ISD		2,307,030	0	4,136,160	
NAV #1		2,307,030	0	4,136,160	
DRAIN 3		2,307,030	0	4,136,160	
SEAWALL		2,307,030	0	4,136,160	
HOSPITAL		2,307,030	0	4,136,160	
COASTAL PLAINS		2,307,030	0	4,136,160	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		3,641,280	6,528,270	SEQ: 9900140	Type: PERSONAL Owner #: 702456
BAY CTY ISD I&S		3,641,280	6,528,270	Legal: 6.75 MI 345 KV ST. TOWER 2 CKT	
BAY CTY ISD M&O		3,641,280	6,528,270		
PORT OF BAY CTY		3,641,280	6,528,270		
DRAIN 1		3,641,280	6,528,270		
C & R		3,641,280	6,528,270		
HOSPITAL		3,641,280	6,528,270		
COASTAL PLAINS		3,641,280	6,528,270	Category: J3	ELECTRIC - UTILITY EQUIP
Taxing Units		Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)	
COUNTY		3,641,280	0	6,528,270	
BAY CTY ISD I&S		3,641,280	0	6,528,270	
BAY CTY ISD M&O		3,641,280	0	6,528,270	
PORT OF BAY CTY		3,641,280	0	6,528,270	
DRAIN 1		3,641,280	0	6,528,270	
C & R		3,641,280	0	6,528,270	
HOSPITAL		3,641,280	0	6,528,270	
COASTAL PLAINS		3,641,280	0	6,528,270	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY		10,397,580	18,641,300	SEQ: 9900145 Type: PERSONAL Owner #: 702456		
VAN VLK ISD I&S		10,397,580	18,641,300	Legal: 16.09 MI 345 KV ST TOWER 2 CKT		
VAN VLK ISD M&O		10,397,580	18,641,300			
PORT OF BAY CTY		10,397,580	18,641,300			
DRAIN 1		10,397,580	18,641,300			
C & R		10,397,580	18,641,300			
HOSPITAL		10,397,580	18,641,300			
COASTAL PLAINS		10,397,580	18,641,300	Category: J3 ELECTRIC - UTILITY EQUIP		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)			
COUNTY	10,397,580	0	18,641,300			
VAN VLK ISD I&S	10,397,580	0	18,641,300			
VAN VLK ISD M&O	10,397,580	0	18,641,300			
PORT OF BAY CTY	10,397,580	0	18,641,300			
DRAIN 1	10,397,580	0	18,641,300			
C & R	10,397,580	0	18,641,300			
HOSPITAL	10,397,580	0	18,641,300			
COASTAL PLAINS	10,397,580	0	18,641,300			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY		50,730	76,090	SEQ: 9900150 Type: PERSONAL Owner #: 702456		
VAN VLK ISD I&S		50,730	76,090	Legal: GAINSMORE MICROWAVE STATION		
VAN VLK ISD M&O		50,730	76,090	ABST. 10		
PORT OF BAY CTY		50,730	76,090	A C BUCKNER SURVEY		
DRAIN 1		50,730	76,090	FCC# 1214500		
C & R		50,730	76,090			
HOSPITAL		50,730	76,090			
COASTAL PLAINS		50,730	76,090	Category: J3 ELECTRIC - UTILITY EQUIP		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)			
COUNTY	50,730	0	76,090			
VAN VLK ISD I&S	50,730	0	76,090			
VAN VLK ISD M&O	50,730	0	76,090			
PORT OF BAY CTY	50,730	0	76,090			
DRAIN 1	50,730	0	76,090			
C & R	50,730	0	76,090			
HOSPITAL	50,730	0	76,090			
COASTAL PLAINS	50,730	0	76,090			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY		337,510	506,250	SEQ: 9900165 Type: PERSONAL Owner #: 702456		
BAY CTY ISD I&S		337,510	506,250	Legal: BAY CITY MICROWAVE STATION		
BAY CTY ISD M&O		337,510	506,250	ABST. 9 BOWMAN & WILLIAMS SUR.		
CITY BAY CITY		337,510	506,250	IMPROVEMENTS ONLY		
PORT OF BAY CTY		337,510	506,250			
C & R		337,510	506,250			
DRAIN 1		337,510	506,250			
HOSPITAL		337,510	506,250			
COASTAL PLAINS		337,510	506,250	Category: J3 ELECTRIC - UTILITY EQUIP		
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)			
COUNTY	337,510	0	506,250			
BAY CTY ISD I&S	337,510	0	506,250			
BAY CTY ISD M&O	337,510	0	506,250			
CITY BAY CITY	337,510	0	506,250			
PORT OF BAY CTY	337,510	0	506,250			
C & R	337,510	0	506,250			
DRAIN 1	337,510	0	506,250			
HOSPITAL	337,510	0	506,250			
COASTAL PLAINS	337,510	0	506,250			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION	
COUNTY		3,247,910	5,823,020	SEQ: 9900180	Type: PERSONAL Owner #: 702456
HOSPITAL		3,247,910	5,823,020	Legal: 6.11 MILES 345 KVA	
BAY CTY ISD I&S		3,247,910	5,823,020	BAY CITY ISD	
BAY CTY ISD M&O		3,247,910	5,823,020		
COASTAL PLAINS		3,247,910	5,823,020		
PORT OF BAY CTY		3,247,910	5,823,020		
DRAIN 1		3,247,910	5,823,020		
C & R		3,247,910	5,823,020	Category: J3	ELECTRIC - UTILITY EQUIP
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	3,247,910	0	5,823,020		
HOSPITAL	3,247,910	0	5,823,020		
BAY CTY ISD I&S	3,247,910	0	5,823,020		
BAY CTY ISD M&O	3,247,910	0	5,823,020		
COASTAL PLAINS	3,247,910	0	5,823,020		
PORT OF BAY CTY	3,247,910	0	5,823,020		
DRAIN 1	3,247,910	0	5,823,020		
C & R	3,247,910	0	5,823,020		

### Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	46,158,630	0	80,976,420		
BOLING ISD	1,522,680	0	2,669,050		
PORT OF BAY CTY	35,532,940	0	63,530,640		
DRAIN 1	19,197,690	0	34,243,980		
C & R	35,532,940	0	63,530,640		
HOSPITAL	46,158,630	0	80,976,420		
COASTAL PLAINS	46,158,630	0	80,976,420		
PALACIOS ISD	8,658,870	0	13,919,560		
NAV #1	10,625,690	0	17,445,780		
DRAIN 3	11,157,260	0	18,398,810		
SEAWALL	10,625,690	0	17,445,780		
TIDEHAVEN ISD	18,302,070	0	32,812,880		
DRAIN 2	15,803,680	0	28,333,630		
BAY CTY ISD I&S	7,226,700	0	12,857,540		
BAY CTY ISD M&O	7,226,700	0	12,857,540		
VAN VLK ISD I&S	10,448,310	0	18,717,390		
VAN VLK ISD M&O	10,448,310	0	18,717,390		
CITY BAY CITY	337,510	0	506,250		