

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

ROCHESTER MINERALS LP
% KIRKWOOD & DARBY INC
2601 SCOTT AVENUE SUITE 400
FORT WORTH TX 76103



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: 708155 1216
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
PORT OF BAY CTY	180	950	Lease: 790 Type: REAL Owner #: 708155
C & R	180	950	Legal: COBB, F G -A-
VAN VLK ISD I&S	180	950	URBAN OIL & GAS GROU
VAN VLK ISD M&O	180	950	AB 22 CUMMINS MARIA #35
DRAIN 1	180	950	RRC 20364
COASTAL PLAINS	180	950	Agent: 300
COUNTY	180	950	.001672 Royalty Interest
HOSPITAL	180	950	Category: G1
HB1984: The Appraised value of \$950 in 2023 as compared to \$600 in 2018 is a 58.33% increase.			Railroad #: 20364
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	180	0	950
C & R	180	0	950
VAN VLK ISD I&S	180	0	950
VAN VLK ISD M&O	180	0	950
DRAIN 1	180	0	950
COASTAL PLAINS	180	0	950
COUNTY	180	0	950
HOSPITAL	180	0	950

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 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
PORT OF BAY CTY	1,990	2,490	Lease: 810 Type: REAL Owner #: 708155
C & R	1,990	2,490	Legal: COBB, F G -B-
VAN VLK ISD I&S	1,990	2,490	URBAN OIL & GAS GROU
VAN VLK ISD M&O	1,990	2,490	AB 22 & 267 CUMMINS-I & GN RR
DRAIN 1	1,990	2,490	RRC 9470 9500 9504 20608 23919
COASTAL PLAINS	1,990	2,490	Agent: 300
COUNTY	1,990	2,490	.001672 Royalty Interest
HOSPITAL	1,990	2,490	Category: G1
HB1984: The Appraised value of \$2,490 in 2023 as compared to \$1,930 in 2018 is a 29.02% increase.			Railroad #: 9470
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	1,990	0	2,490
C & R	1,990	0	2,490
VAN VLK ISD I&S	1,990	0	2,490
VAN VLK ISD M&O	1,990	0	2,490
DRAIN 1	1,990	0	2,490
COASTAL PLAINS	1,990	0	2,490
COUNTY	1,990	0	2,490
HOSPITAL	1,990	0	2,490

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
PORT OF BAY CTY	270	550	Lease: 2230 Type: REAL Owner #: 708155
C & R	270	550	Legal: JOHNSON, SALLIE #03L
VAN VLK ISD I&S	270	550	URBAN OIL & GAS GROU
VAN VLK ISD M&O	270	550	AB 22 CUMMINS MARIA #35
DRAIN 1	270	550	RRC 9495
COASTAL PLAINS	270	550	Agent: 300
COUNTY	270	550	.002423 Royalty Interest
HOSPITAL	270	550	Category: G1
HB1984: The Appraised value of \$550 in 2023 as compared to \$180 in 2018 is a 205.56% increase.			Railroad #: 9495
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	270	0	550
C & R	270	0	550
VAN VLK ISD I&S	270	0	550
VAN VLK ISD M&O	270	0	550
DRAIN 1	270	0	550
COASTAL PLAINS	270	0	550
COUNTY	270	0	550
HOSPITAL	270	0	550

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	830	1,130	Lease: 10240 Type: REAL Owner #: 708155
C & R	830	1,130	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	830	1,130	HILCORP ENERGY
VAN VLK ISD M&O	830	1,130	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	830	1,130	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	830	1,130	Agent: 300
HOSPITAL	830	1,130	.000142 Royalty Interest
COASTAL PLAINS	830	1,130	Category: G1
HB1984: The Appraised value of \$1,130 in 2023 as compared to \$540 in 2018 is a 109.26% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	830	0	1,130
C & R	830	0	1,130
VAN VLK ISD I&S	830	0	1,130
VAN VLK ISD M&O	830	0	1,130
PORT OF BAY CTY	830	0	1,130
DRAIN 1	830	0	1,130
HOSPITAL	830	0	1,130
COASTAL PLAINS	830	0	1,130

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	600	810	Lease: 10382 Type: REAL Owner #: 708155
HOSPITAL	600	810	Legal: COBB F G -B-
VAN VLK ISD I&S	600	810	URBAN OIL & GAS GROU
VAN VLK ISD M&O	600	810	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	600	810	RRC 24446
PORT OF BAY CTY	600	810	
DRAIN 1	600	810	.001672 Royalty Interest Agent: 300
C & R	600	810	Category: G1
HB1984: The Appraised value of \$810 in 2023 as compared to \$200 in 2018 is a 305.00% increase.			Railroad #: 24446
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	600	0	810
HOSPITAL	600	0	810
VAN VLK ISD I&S	600	0	810
VAN VLK ISD M&O	600	0	810
COASTAL PLAINS	600	0	810
PORT OF BAY CTY	600	0	810
DRAIN 1	600	0	810
C & R	600	0	810

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	520	930	Lease: 10383 Type: REAL Owner #: 708155
HOSPITAL	520	930	Legal: COBB F G -A-
VAN VLK ISD I&S	520	930	URBAN OIL & GAS GROU
VAN VLK ISD M&O	520	930	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	520	930	RRC 24389
PORT OF BAY CTY	520	930	
DRAIN 1	520	930	.001672 Royalty Interest Agent: 300
C & R	520	930	Category: G1
HB1984: The Appraised value of \$930 in 2023 as compared to \$420 in 2018 is a 121.43% increase.			Railroad #: 24389
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	520	0	930
HOSPITAL	520	0	930
VAN VLK ISD I&S	520	0	930
VAN VLK ISD M&O	520	0	930
COASTAL PLAINS	520	0	930
PORT OF BAY CTY	520	0	930
DRAIN 1	520	0	930
C & R	520	0	930

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	120	360	Lease: 10762 Type: REAL Owner #: 708155
HOSPITAL	120	360	Legal: COBB F G -B- W#45
VAN VLK ISD I&S	120	360	URBAN OIL & GAS GROU
VAN VLK ISD M&O	120	360	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	120	360	RRC #25806
PORT OF BAY CTY	120	360	
DRAIN 1	120	360	.001672 Royalty Interest Agent: 300
C & R	120	360	Category: G1
HB1984: The Appraised value of \$360 in 2023 as compared to \$230 in 2018 is a 56.52% increase.			Railroad #: 25806
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	120	0	360
HOSPITAL	120	0	360
VAN VLK ISD I&S	120	0	360
VAN VLK ISD M&O	120	0	360
COASTAL PLAINS	120	0	360
PORT OF BAY CTY	120	0	360
DRAIN 1	120	0	360
C & R	120	0	360

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	330	530	Lease: 10779 Type: REAL Owner #: 708155
HOSPITAL	330	530	Legal: COBB, F. G. 'B' W#35
VAN VLK ISD I&S	330	530	URBAN OIL & GAS GROU
VAN VLK ISD M&O	330	530	AB 22 CUMMINS MARIA SEC 35
COASTAL PLAINS	330	530	RRC 26134
PORT OF BAY CTY	330	530	
DRAIN 1	330	530	.001672 Royalty Interest
C & R	330	530	Category: G1
HB1984: The Appraised value of \$530 in 2023 as compared to \$70 in 2018 is a 657.14% increase.			Railroad #: 26134
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	330	0	530
HOSPITAL	330	0	530
VAN VLK ISD I&S	330	0	530
VAN VLK ISD M&O	330	0	530
COASTAL PLAINS	330	0	530
PORT OF BAY CTY	330	0	530
DRAIN 1	330	0	530
C & R	330	0	530

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY		10	Lease: 10822 Type: REAL Owner #: 708155
HOSPITAL		10	Legal: COBB, F. G. -B- W# 41
VAN VLK ISD I&S		10	URBAN OIL & GAS
VAN VLK ISD M&O		10	AB 22 CUMMINS MARIA #35
COASTAL PLAINS		10	RRC# 9465
PORT OF BAY CTY		10	
DRAIN 1		10	.001672 Royalty Interest
C & R		10	Category: G1
HB1984: The Appraised value of \$10 in 2023 as compared to \$20 in 2018 is a 50.00% decrease.			Railroad #: 9465
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	0	0	10
HOSPITAL	0	0	10
VAN VLK ISD I&S	0	0	10
VAN VLK ISD M&O	0	0	10
COASTAL PLAINS	0	0	10
PORT OF BAY CTY	0	0	10
DRAIN 1	0	0	10
C & R	0	0	10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	40	50	Lease: 10861 Type: REAL Owner #: 708155
HOSPITAL	40	50	Legal: F.G. COBB -B- W#26
VAN VLK ISD I&S	40	50	URBAN OIL & GAS
VAN VLK ISD M&O	40	50	AB 22 CUMMINS M
COASTAL PLAINS	40	50	RRC#290027
PORT OF BAY CTY	40	50	
DRAIN 1	40	50	.001672 Royalty Interest
C & R	40	50	Category: G1
No 2018 Hist			Railroad #: 290027
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	40	0	50
HOSPITAL	40	0	50
VAN VLK ISD I&S	40	0	50
VAN VLK ISD M&O	40	0	50
COASTAL PLAINS	40	0	50
PORT OF BAY CTY	40	0	50
DRAIN 1	40	0	50
C & R	40	0	50

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
PORT OF BAY CTY	4,880	0	7,810		
C & R	4,880	0	7,810		
VAN VLK ISD I&S	4,880	0	7,810		
VAN VLK ISD M&O	4,880	0	7,810		
DRAIN 1	4,880	0	7,810		
COASTAL PLAINS	4,880	0	7,810		
COUNTY	4,880	0	7,810		
HOSPITAL	4,880	0	7,810		

