

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

RILEY LEE ANN BASS
2602 WINGATE CT
COLLEGE STATION TX 77845-3841



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: 706283 1205
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	820	90	Lease: 10247 Type: REAL Owner #: 706283
C & R	820	90	Legal: BASS #1
BAY CTY ISD I&S	820	90	SHOCO PRODUCTION LLC
BAY CTY ISD M&O	820	90	AB 256 I & G N RR CO SUR
DRAIN 1	820	90	RRC 185846
COASTAL PLAINS	820	90	
COUNTY	820	90	.008811 Royalty Interest
HOSPITAL	820	90	Category: G1
HB1984: The Appraised value of \$90 in 2023 as compared to \$100 in 2018 is a 10.00% decrease.			Railroad #: 185846
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	820	0	90
C & R	820	0	90
BAY CTY ISD I&S	820	0	90
BAY CTY ISD M&O	820	0	90
DRAIN 1	820	0	90
COASTAL PLAINS	820	0	90
COUNTY	820	0	90
HOSPITAL	820	0	90

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
COUNTY	5,080	2,050	Lease: 10625 Type: REAL Owner #: 706283
HOSPITAL	5,080	2,050	Legal: BASS GU W# 2
BAY CTY ISD I&S	5,080	2,050	SHOCO PRODUCTION LLC
BAY CTY ISD M&O	5,080	2,050	AB 256 I&GN RR CO SEC 9 BLK 4
COASTAL PLAINS	5,080	2,050	RRC 229708
PORT OF BAY CTY	5,080	2,050	
DRAIN 1	5,080	2,050	.009076 Royalty Interest
C & R	5,080	2,050	Category: G1
HB1984: The Appraised value of \$2,050 in 2023 as compared to \$430 in 2018 is a 376.74% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	5,080	0	2,050
HOSPITAL	5,080	0	2,050
BAY CTY ISD I&S	5,080	0	2,050
BAY CTY ISD M&O	5,080	0	2,050
COASTAL PLAINS	5,080	0	2,050
PORT OF BAY CTY	5,080	0	2,050
DRAIN 1	5,080	0	2,050
C & R	5,080	0	2,050

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	1,510	530	Lease: 10678 Type: REAL Owner #: 706283
HOSPITAL	1,510	530	Legal: BASS GU W#3
BAY CTY ISD I&S	1,510	530	SHOCO PRODUCTION LLC
BAY CTY ISD M&O	1,510	530	AB 265 I&GN RR CO BLK 4 SEC 6
COASTAL PLAINS	1,510	530	RRC 245439
PORT OF BAY CTY	1,510	530	
DRAIN 1	1,510	530	.009076 Royalty Interest
C & R	1,510	530	Category: G1
HB1984: The Appraised value of \$530 in 2023 as compared to \$250 in 2018 is a 112.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	1,510	0	530
HOSPITAL	1,510	0	530
BAY CTY ISD I&S	1,510	0	530
BAY CTY ISD M&O	1,510	0	530
COASTAL PLAINS	1,510	0	530
PORT OF BAY CTY	1,510	0	530
DRAIN 1	1,510	0	530
C & R	1,510	0	530

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	1,080	110	Lease: 10706 Type: REAL Owner #: 706283
HOSPITAL	1,080	110	Legal: BASS GU W5
BAY CTY ISD I&S	1,080	110	SHOCO PRODUCTION LLC
BAY CTY ISD M&O	1,080	110	AB 256 I&GN RR SEC 9
COASTAL PLAINS	1,080	110	RRC 249824
PORT OF BAY CTY	1,080	110	
DRAIN 1	1,080	110	.009076 Royalty Interest
C & R	1,080	110	Category: G1
HB1984: The Appraised value of \$110 in 2023 as compared to \$420 in 2018 is a 73.81% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	1,080	0	110
HOSPITAL	1,080	0	110
BAY CTY ISD I&S	1,080	0	110
BAY CTY ISD M&O	1,080	0	110
COASTAL PLAINS	1,080	0	110
PORT OF BAY CTY	1,080	0	110
DRAIN 1	1,080	0	110
C & R	1,080	0	110

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	8,490	0	2,780		
C & R	8,490	0	2,780		
BAY CTY ISD I&S	8,490	0	2,780		
BAY CTY ISD M&O	8,490	0	2,780		
DRAIN 1	8,490	0	2,780		
COASTAL PLAINS	8,490	0	2,780		
COUNTY	8,490	0	2,780		
HOSPITAL	8,490	0	2,780		

