

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

SPENCER CLYDE N GRANTOR TRUST
% LERETA LLC
PO BOX 565887
DALLAS TX 75356



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: 705574 1395
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	1,060	1,440	Lease: 10240 Type: REAL Owner #: 705574
C & R	1,060	1,440	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	1,060	1,440	HILCORP ENERGY
VAN VLK ISD M&O	1,060	1,440	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	1,060	1,440	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	1,060	1,440	Agent: 291
HOSPITAL	1,060	1,440	.000182 Royalty Interest
COASTAL PLAINS	1,060	1,440	Category: G1
HB1984: The Appraised value of \$1,440 in 2023 as compared to \$700 in 2018 is a 105.71% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	1,060	0	1,440
C & R	1,060	0	1,440
VAN VLK ISD I&S	1,060	0	1,440
VAN VLK ISD M&O	1,060	0	1,440
PORT OF BAY CTY	1,060	0	1,440
DRAIN 1	1,060	0	1,440
HOSPITAL	1,060	0	1,440
COASTAL PLAINS	1,060	0	1,440

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	280	380	Lease: 10240 Type: REAL Owner #: 705574
C & R	280	380	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	280	380	HILCORP ENERGY
VAN VLK ISD M&O	280	380	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	280	380	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	280	380	Agent: 291
HOSPITAL	280	380	.000048 Override Royalty
COASTAL PLAINS	280	380	Category: G1
HB1984: The Appraised value of \$380 in 2023 as compared to \$180 in 2018 is a 111.11% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	280	0	380
C & R	280	0	380
VAN VLK ISD I&S	280	0	380
VAN VLK ISD M&O	280	0	380
PORT OF BAY CTY	280	0	380
DRAIN 1	280	0	380
HOSPITAL	280	0	380
COASTAL PLAINS	280	0	380

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	3,110	5,770	Lease: 10497 Type: REAL Owner #: 705574
HOSPITAL	3,110	5,770	Legal: JOHNSON FOUNDATION
VAN VLK ISD I&S	3,110	5,770	SHOCO PRODUCTION LLC
VAN VLK ISD M&O	3,110	5,770	AB 40 F GEORGE SEC 31
COASTAL PLAINS	3,110	5,770	RRC 263244
PORT OF BAY CTY	3,110	5,770	Agent: 291
DRAIN 1	3,110	5,770	.003425 Royalty Interest
C & R	3,110	5,770	Category: G1
HB1984: The Appraised value of \$5,770 in 2023 as compared to \$260 in 2018 is a 2119.23% increase.			Railroad #: 263244
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	3,110	0	5,770
HOSPITAL	3,110	0	5,770
VAN VLK ISD I&S	3,110	0	5,770
VAN VLK ISD M&O	3,110	0	5,770
COASTAL PLAINS	3,110	0	5,770
PORT OF BAY CTY	3,110	0	5,770
DRAIN 1	3,110	0	5,770
C & R	3,110	0	5,770

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	4,450	0	7,590		
C & R	4,450	0	7,590		
VAN VLK ISD I&S	4,450	0	7,590		
VAN VLK ISD M&O	4,450	0	7,590		
PORT OF BAY CTY	4,450	0	7,590		
DRAIN 1	4,450	0	7,590		
HOSPITAL	4,450	0	7,590		
COASTAL PLAINS	4,450	0	7,590		