

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

CONCORD OIL CO  
100 W HOUSTON ST STE 1010  
SAN ANTONIO TX 78205-1442



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: 10845 299  
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	6,680	18,730	Lease: 4725 Type: REAL Owner #: 10845
C & R	6,680	18,730	Legal: WATSON F M TRUST ET AL "B"
VAN VLK ISD I&S	6,680	18,730	ATLAS OPERATING LLC
VAN VLK ISD M&O	6,680	18,730	AB 66 M B NUCKOLS SUR
DRAIN 1	6,680	18,730	RRC 94134
COASTAL PLAINS	6,680	18,730	
COUNTY	6,680	18,730	.029100 Royalty Interest
HOSPITAL	6,680	18,730	Category: G1
HB1984: The Appraised value of \$18,730 in 2023 as compared to \$10,180 in 2018 is a 83.99% increase.			Railroad #: 94134
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	6,680	0	18,730
C & R	6,680	0	18,730
VAN VLK ISD I&S	6,680	0	18,730
VAN VLK ISD M&O	6,680	0	18,730
DRAIN 1	6,680	0	18,730
COASTAL PLAINS	6,680	0	18,730
COUNTY	6,680	0	18,730
HOSPITAL	6,680	0	18,730

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	660	900	Lease: 10240 Type: REAL Owner #: 10845
C & R	660	900	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	660	900	HILCORP ENERGY
VAN VLK ISD M&O	660	900	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	660	900	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	660	900	
HOSPITAL	660	900	.000113 Royalty Interest
COASTAL PLAINS	660	900	Category: G1
HB1984: The Appraised value of \$900 in 2023 as compared to \$430 in 2018 is a 109.30% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	660	0	900
C & R	660	0	900
VAN VLK ISD I&S	660	0	900
VAN VLK ISD M&O	660	0	900
PORT OF BAY CTY	660	0	900
DRAIN 1	660	0	900
HOSPITAL	660	0	900
COASTAL PLAINS	660	0	900

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	240	330	Lease: 10240 Type: REAL Owner #: 10845
C & R	240	330	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	240	330	HILCORP ENERGY
VAN VLK ISD M&O	240	330	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	240	330	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	240	330	
HOSPITAL	240	330	.000041 Override Royalty
COASTAL PLAINS	240	330	Category: G1
HB1984: The Appraised value of \$330 in 2023 as compared to \$160 in 2018 is a 106.25% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	240	0	330
C & R	240	0	330
VAN VLK ISD I&S	240	0	330
VAN VLK ISD M&O	240	0	330
PORT OF BAY CTY	240	0	330
DRAIN 1	240	0	330
HOSPITAL	240	0	330
COASTAL PLAINS	240	0	330

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	7,580	0	19,960		
C & R	7,580	0	19,960		
VAN VLK ISD I&S	7,580	0	19,960		
VAN VLK ISD M&O	7,580	0	19,960		
DRAIN 1	7,580	0	19,960		
COASTAL PLAINS	7,580	0	19,960		
COUNTY	7,580	0	19,960		
HOSPITAL	7,580	0	19,960		