

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

PIERCE JONATHAN E III  
2726 E VIA DEL ARBOLES  
GILBERT                      AZ 85298



**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:                      703676                      1151

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
COASTAL PLAINS	420	420	Lease: 10076    Type: REAL    Owner #: 703676
NAV #1	260	260	Legal: BLESSING F-3 UNIT
PORT OF BAY CTY	160	160	HUGOTON OPERATING CO
TIDEHAVEN ISD	420	420	AB 65 GW NEXSEN, AB 540 PIERCE
DRAIN 4	420	420	AB 562 SMITH, AB 208 & 209 H&G
SEAWALL	260	260	
COUNTY	420	420	.001050 Royalty Interest
C & R	160	160	Category:    G1
HOSPITAL	420	420	Railroad #:                      9803
HB1984: The Appraised value of \$420 in 2023 as compared to \$1,070 in 2018 is a 60.75% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COASTAL PLAINS	420	0	420
NAV #1	260	0	260
PORT OF BAY CTY	160	0	160
TIDEHAVEN ISD	420	0	420
DRAIN 4	420	0	420
SEAWALL	260	0	260
COUNTY	420	0	420
C & R	160	0	160
HOSPITAL	420	0	420

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	450	540	Lease: 10412 Type: REAL Owner #: 703676
HOSPITAL	450	540	Legal: PIERCE ESTATE W#1
TIDEHAVEN ISD	450	540	KEBO OIL & GAS INC
COASTAL PLAINS	450	540	AB 208 H&GN RR CO
NAV #1	450	540	RRC 26169
DRAIN 4	450	540	
SEAWALL	450	540	.002316 Royalty Interest
HB1984: The Appraised value of \$540 in 2023 as compared to \$190 in 2018 is a 184.21% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	450	0	540
HOSPITAL	450	0	540
TIDEHAVEN ISD	450	0	540
COASTAL PLAINS	450	0	540
NAV #1	450	0	540
DRAIN 4	450	0	540
SEAWALL	450	0	540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY		10	Lease: 10413 Type: REAL Owner #: 703676
HOSPITAL		10	Legal: BLESSING UNIT W#1
TIDEHAVEN ISD		10	GTG OPERATING LLC
COASTAL PLAINS		10	AB 448 W FUNCK
NAV #1		10	RRC 204742
DRAIN 4		10	
SEAWALL		10	.002317 Royalty Interest
HB1984: The Appraised value of \$10 in 2023 as compared to \$520 in 2018 is a 98.08% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	0	0	10
HOSPITAL	0	0	10
TIDEHAVEN ISD	0	0	10
COASTAL PLAINS	0	0	10
NAV #1	0	0	10
DRAIN 4	0	0	10
SEAWALL	0	0	10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	5,420	7,740	Lease: 10574 Type: REAL Owner #: 703676
HOSPITAL	5,420	7,740	Legal: NEVADA BLESSING UNIT #1
TIDEHAVEN ISD	5,420	7,740	GTG OPERATING LLC
COASTAL PLAINS	5,420	7,740	AB 458 S F SPARKS
PORT OF BAY CTY	5,420	7,740	RRC 225941
DRAIN 4	5,420	7,740	
C & R	5,420	7,740	.007084 Royalty Interest
HB1984: The Appraised value of \$7,740 in 2023 as compared to \$14,110 in 2018 is a 45.15% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	5,420	0	7,740
HOSPITAL	5,420	0	7,740
TIDEHAVEN ISD	5,420	0	7,740
COASTAL PLAINS	5,420	0	7,740
PORT OF BAY CTY	5,420	0	7,740
DRAIN 4	5,420	0	7,740
C & R	5,420	0	7,740

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COASTAL PLAINS	6,290	0	8,710		
NAV #1	710	0	810		
PORT OF BAY CTY	5,580	0	7,900		
TIDEHAVEN ISD	6,290	0	8,710		
DRAIN 4	6,290	0	8,710		
SEAWALL	710	0	810		
COUNTY	6,290	0	8,710		
C & R	5,580	0	7,900		
HOSPITAL	6,290	0	8,710		

