

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

STEDMAN BETTY WEST  
% BAD ADDRESS/RETURNED MAIL



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: 53955 1410  
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	90	140	Lease: 2750 Type: REAL Owner #: 53955
DRAIN 1	90	140	Legal: OHIO-SUN UNIT TR#11-L
BAY CTY ISD I&S	90	140	ALLEGIANTE RESOURCES
BAY CTY ISD M&O	90	140	AB 7 JACOB BETTS UNIT 990100
COUNTY	90	140	TRACT NAME: MCDONALD-WEST
C & R	90	140	Agent: 880
COASTAL PLAINS	90	140	.001125 Royalty Interest
HOSPITAL	90	140	Category: G1
HB1984: The Appraised value of \$140 in 2023 as compared to \$110 in 2018 is a 27.27% increase.			Railroad #: 2996
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	90	0	140
DRAIN 1	90	0	140
BAY CTY ISD I&S	90	0	140
BAY CTY ISD M&O	90	0	140
COUNTY	90	0	140
C & R	90	0	140
COASTAL PLAINS	90	0	140
HOSPITAL	90	0	140

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	330	510	Lease: 2760 Type: REAL Owner #: 53955
DRAIN 1	330	510	Legal: OHIO-SUN UNIT TR#5-E
BAY CTY ISD I&S	330	510	ALLEGiant RESOURCES
BAY CTY ISD M&O	330	510	AB 7 JACOB BETTS UNIT 990100
C & R	330	510	TRACT NAME: E L MCDONALD ACCT1
COASTAL PLAINS	330	510	Agent: 880
COUNTY	330	510	.001125 Royalty Interest
HOSPITAL	330	510	Category: G1
HB1984: The Appraised value of \$510 in 2023 as compared to \$410 in 2018 is a 24.39% increase.			Railroad #: 2996
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	330	0	510
DRAIN 1	330	0	510
BAY CTY ISD I&S	330	0	510
BAY CTY ISD M&O	330	0	510
C & R	330	0	510
COASTAL PLAINS	330	0	510
COUNTY	330	0	510
HOSPITAL	330	0	510

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
PORT OF BAY CTY	370	570	Lease: 2780 Type: REAL Owner #: 53955
DRAIN 1	370	570	Legal: OHIO-SUN UNIT TR#6-F
BAY CTY ISD I&S	370	570	ALLEGiant RESOURCES
BAY CTY ISD M&O	370	570	AB 7 JACOB BETTS UNIT 990100
COUNTY	370	570	TRACT NAME: E L MCDONALD ACCT2
C & R	370	570	Agent: 880
COASTAL PLAINS	370	570	.001125 Royalty Interest
HOSPITAL	370	570	Category: G1
HB1984: The Appraised value of \$570 in 2023 as compared to \$460 in 2018 is a 23.91% increase.			Railroad #: 2996
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	370	0	570
DRAIN 1	370	0	570
BAY CTY ISD I&S	370	0	570
BAY CTY ISD M&O	370	0	570
COUNTY	370	0	570
C & R	370	0	570
COASTAL PLAINS	370	0	570
HOSPITAL	370	0	570

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY		100	Lease: 10880 Type: REAL Owner #: 53955
HOSPITAL		100	Legal: OHIO-SUN UNIT
BAY CTY ISD I&S		100	ALLEGiant RESOURCES
BAY CTY ISD M&O		100	AB 7 BETTS, J
COASTAL PLAINS		100	RRC 293605
PORT OF BAY CTY		100	Agent: 880
DRAIN 1		100	.000415 Royalty Interest
C & R		100	Category: G1
No 2018 Hist			Railroad #: 293605
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	0	0	100
HOSPITAL	0	0	100
BAY CTY ISD I&S	0	0	100
BAY CTY ISD M&O	0	0	100
COASTAL PLAINS	0	0	100
PORT OF BAY CTY	0	0	100
DRAIN 1	0	0	100
C & R	0	0	100

**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	790	0	1,320		
DRAIN 1	790	0	1,320		
BAY CTY ISD I&S	790	0	1,320		
BAY CTY ISD M&O	790	0	1,320		
COUNTY	790	0	1,320		
C & R	790	0	1,320		
COASTAL PLAINS	790	0	1,320		
HOSPITAL	790	0	1,320		

