

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

MCNEESE THOMAS DWYER TRUST
%THOMAS D MCNEESE TTEE
2450 LOUISIANA ST STE 400-609
HOUSTON TX 77006



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: 711182 947
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	2,360	3,680	Lease: 1140 Type: REAL Owner #: 711182
C & R	2,360	3,680	Legal: OHIO-SUN UNIT TR#13-N
BAY CTY ISD I&S	2,360	3,680	ALLEGIANTE RESOURCES
BAY CTY ISD M&O	2,360	3,680	AB 7 JACOB BETTS UNIT 990100
DRAIN 1	2,360	3,680	TRACT NAME: MARJORIE S DWYER
COASTAL PLAINS	2,360	3,680	
COUNTY	2,360	3,680	.062500 Royalty Interest
HOSPITAL	2,360	3,680	Category: G1
HB1984: The Appraised value of \$3,680 in 2023 as compared to \$2,960 in 2018 is a 24.32% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	2,360	0	3,680
C & R	2,360	0	3,680
BAY CTY ISD I&S	2,360	0	3,680
BAY CTY ISD M&O	2,360	0	3,680
DRAIN 1	2,360	0	3,680
COASTAL PLAINS	2,360	0	3,680
COUNTY	2,360	0	3,680
HOSPITAL	2,360	0	3,680

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	No 2018 Hist		290	Lease: 10880	Type: REAL Owner #: 711182
HOSPITAL			290	Legal: OHIO-SUN UNIT	
BAY CTY ISD I&S			290	ALLEGiant RESOURCES	
BAY CTY ISD M&O			290	AB 7 BETTS, J	
COASTAL PLAINS			290	RRC 293605	
PORT OF BAY CTY			290		
DRAIN 1			290	.001257 Royalty Interest	
C & R			290	Category: G1	
				Railroad #:	293605
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)		
COUNTY	0	0	290		
HOSPITAL	0	0	290		
BAY CTY ISD I&S	0	0	290		
BAY CTY ISD M&O	0	0	290		
COASTAL PLAINS	0	0	290		
PORT OF BAY CTY	0	0	290		
DRAIN 1	0	0	290		
C & R	0	0	290		

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	2,360	0	3,970		
C & R	2,360	0	3,970		
BAY CTY ISD I&S	2,360	0	3,970		
BAY CTY ISD M&O	2,360	0	3,970		
DRAIN 1	2,360	0	3,970		
COASTAL PLAINS	2,360	0	3,970		
COUNTY	2,360	0	3,970		
HOSPITAL	2,360	0	3,970		