

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

PLATT ARTHUR JR  
PO BOX 570487  
HOUSTON TX 77257-0487



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: 44460 1162  
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	130	200	Lease: 2750 Type: REAL Owner #: 44460
DRAIN 1	130	200	Legal: OHIO-SUN UNIT TR#11-L
BAY CTY ISD I&S	130	200	ALLEGIANTE RESOURCES
BAY CTY ISD M&O	130	200	AB 7 JACOB BETTS UNIT 990100
COUNTY	130	200	TRACT NAME: MCDONALD-WEST
C & R	130	200	
COASTAL PLAINS	130	200	.001562 Royalty Interest
HOSPITAL	130	200	Category: G1
HB1984: The Appraised value of \$200 in 2023 as compared to \$160 in 2018 is a 25.00% increase.			Railroad #: 2996
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	130	0	200
DRAIN 1	130	0	200
BAY CTY ISD I&S	130	0	200
BAY CTY ISD M&O	130	0	200
COUNTY	130	0	200
C & R	130	0	200
COASTAL PLAINS	130	0	200
HOSPITAL	130	0	200

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	450	700	Lease: 2760 Type: REAL Owner #: 44460
DRAIN 1	450	700	Legal: OHIO-SUN UNIT TR#5-E
BAY CTY ISD I&S	450	700	ALLEGiant RESOURCES
BAY CTY ISD M&O	450	700	AB 7 JACOB BETTS UNIT 990100
C & R	450	700	TRACT NAME: E L MCDONALD ACCT1
COASTAL PLAINS	450	700	
COUNTY	450	700	.001563 Royalty Interest
HOSPITAL	450	700	Category: G1
HB1984: The Appraised value of \$700 in 2023 as compared to \$570 in 2018 is a 22.81% increase.			Railroad #: 2996
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	450	0	700
DRAIN 1	450	0	700
BAY CTY ISD I&S	450	0	700
BAY CTY ISD M&O	450	0	700
C & R	450	0	700
COASTAL PLAINS	450	0	700
COUNTY	450	0	700
HOSPITAL	450	0	700

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
PORT OF BAY CTY	510	790	Lease: 2780 Type: REAL Owner #: 44460
DRAIN 1	510	790	Legal: OHIO-SUN UNIT TR#6-F
BAY CTY ISD I&S	510	790	ALLEGiant RESOURCES
BAY CTY ISD M&O	510	790	AB 7 JACOB BETTS UNIT 990100
COUNTY	510	790	TRACT NAME: E L MCDONALD ACCT2
C & R	510	790	
COASTAL PLAINS	510	790	.001563 Royalty Interest
HOSPITAL	510	790	Category: G1
HB1984: The Appraised value of \$790 in 2023 as compared to \$640 in 2018 is a 23.44% increase.			Railroad #: 2996
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	510	0	790
DRAIN 1	510	0	790
BAY CTY ISD I&S	510	0	790
BAY CTY ISD M&O	510	0	790
COUNTY	510	0	790
C & R	510	0	790
COASTAL PLAINS	510	0	790
HOSPITAL	510	0	790

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	1,090	0	1,690		
DRAIN 1	1,090	0	1,690		
BAY CTY ISD I&S	1,090	0	1,690		
BAY CTY ISD M&O	1,090	0	1,690		
COUNTY	1,090	0	1,690		
C & R	1,090	0	1,690		
COASTAL PLAINS	1,090	0	1,690		
HOSPITAL	1,090	0	1,690		