

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

LMWB INVESTMENTS LLC
STE 600-366
5830 OLD BULLARD ROAD
TYLER TX 75703



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: 713203 856

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		
COUNTY			340	Lease: 10370	Type: REAL	Owner #: 713203
HOSPITAL			340	Legal: ALLEN C R WELL #1		
VAN VLK ISD I&S	G		340	HILCORP ENERGY COMP		
VAN VLK ISD M&O	G		340	AB 78 WILLIAM RABB SEC 45/46		
COASTAL PLAINS			340	RRC 197034		
PORT OF BAY CTY			340			
DRAIN 1	G		340	.001811 Royalty Interest		
C & R			340	Category: G1		
				Railroad #: 197034		
Exemptions : G=LESS THAN \$500 MIN INT						
No 2018 Hist						
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)			
COUNTY	0	0	340			
HOSPITAL	0	0	340			
VAN VLK ISD I&S	0	340	0			
VAN VLK ISD M&O	0	340	0			
COASTAL PLAINS	0	0	340			
PORT OF BAY CTY	0	0	340			
DRAIN 1	0	340	0			
C & R	0	0	340			

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 HOSPITAL TIDEHAVEN ISD COASTAL PLAINS NAV #1 DRAIN 4 SEAWALL No 2018 Hist		5,280 5,280 5,280 5,280 5,280 5,280 5,280	Lease: 10502 Type: REAL Owner #: 713203 Legal: BLESSING UNIT #3 WELL #1 GTG OPERATING LLC AB 448 WILHELM FUNCK RRC 213313 .005037 Override Royalty Category: G1 Railroad #: 213313
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HOSPITAL TIDEHAVEN ISD COASTAL PLAINS NAV #1 DRAIN 4 SEAWALL	0 0 0 0 0 0 0	0 0 0 0 0 0 0	5,280 5,280 5,280 5,280 5,280 5,280 5,280

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HOSPITAL TIDEHAVEN ISD COASTAL PLAINS NAV #1 DRAIN 4 SEAWALL No 2018 Hist		80 80 80 80 80 80 80	Lease: 10511 Type: REAL Owner #: 713203 Legal: BLESSING UNIT NO 2 W1 GTG OPERATING LLC AB 448 WILHEM FUNCK SURVEY RRC 214566 .002409 Override Royalty Category: G1 Railroad #: 214566
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HOSPITAL TIDEHAVEN ISD COASTAL PLAINS NAV #1 DRAIN 4 SEAWALL	0 0 0 0 0 0 0	0 0 0 0 0 0 0	80 80 80 80 80 80 80

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HOSPITAL COASTAL PLAINS DRAIN 4 PORT OF BAY CTY C & R TIDEHAVEN ISD No 2018 Hist		1,470 1,470 1,470 1,470 1,470 1,470 1,470	Lease: 10675 Type: REAL Owner #: 713203 Legal: BLESSING UNIT #3 WELL #3 GTG OPERATING LLC AB 458 SPARKS S F RRC 244598 .005037 Override Royalty Category: G1 Railroad #: 244598
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HOSPITAL COASTAL PLAINS DRAIN 4 PORT OF BAY CTY C & R TIDEHAVEN ISD	0 0 0 0 0 0 0	0 0 0 0 0 0 0	1,470 1,470 1,470 1,470 1,470 1,470 1,470

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	0	0	7,170		
HOSPITAL	0	0	7,170		
VAN VLK ISD I&S	0	340	0		
VAN VLK ISD M&O	0	340	0		
COASTAL PLAINS	0	0	7,170		
PORT OF BAY CTY	0	0	1,810		
DRAIN 1	0	340	0		
C & R	0	0	1,810		
TIDEHAVEN ISD	0	0	6,830		
NAV #1	0	0	5,360		
DRAIN 4	0	0	6,830		
SEAWALL	0	0	5,360		

