

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

BRYAN J P JR  
% ADVENT ADVISORS-MICHAEL WATT  
7200 PINEMONT DR APT 1216  
HOUSTON TX 77040-6613



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: 6882 187  
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	360	490	Lease: 10240 Type: REAL Owner #: 6882
C & R	360	490	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	360	490	HILCORP ENERGY
VAN VLK ISD M&O	360	490	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	360	490	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	360	490	Agent: 027
HOSPITAL	360	490	.000062 Royalty Interest
COASTAL PLAINS	360	490	Category: G1
HB1984: The Appraised value of \$490 in 2023 as compared to \$240 in 2018 is a 104.17% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	360	0	490
C & R	360	0	490
VAN VLK ISD I&S	360	0	490
VAN VLK ISD M&O	360	0	490
PORT OF BAY CTY	360	0	490
DRAIN 1	360	0	490
HOSPITAL	360	0	490
COASTAL PLAINS	360	0	490

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	410	560	Lease: 10240 Type: REAL Owner #: 6882
C & R	410	560	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	410	560	HILCORP ENERGY
VAN VLK ISD M&O	410	560	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	410	560	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	410	560	Agent: 027
HOSPITAL	410	560	.000070 Override Royalty
COASTAL PLAINS	410	560	Category: G1
HB1984: The Appraised value of \$560 in 2023 as compared to \$270 in 2018 is a 107.41% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	410	0	560
C & R	410	0	560
VAN VLK ISD I&S	410	0	560
VAN VLK ISD M&O	410	0	560
PORT OF BAY CTY	410	0	560
DRAIN 1	410	0	560
HOSPITAL	410	0	560
COASTAL PLAINS	410	0	560

### Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable
COUNTY	770	0	1,050
C & R	770	0	1,050
VAN VLK ISD I&S	770	0	1,050
VAN VLK ISD M&O	770	0	1,050
PORT OF BAY CTY	770	0	1,050
DRAIN 1	770	0	1,050
HOSPITAL	770	0	1,050
COASTAL PLAINS	770	0	1,050