

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

BLUEFIN RESOURCES LLC
13501 KATY FREEWAY #1250
HOUSTON TX 77079



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:	712203 148
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	7,800	2,640	Lease: 10360 Type: REAL Owner #: 712203
HOSPITAL	7,800	2,640	Legal: CORNELIUS L
BAY CTY ISD I&S	7,800	2,640	BLUEFIN RESOURCES
BAY CTY ISD M&O	7,800	2,640	AB 74 JC PEYTON SUR
COASTAL PLAINS	7,800	2,640	RRC 24381
PORT OF BAY CTY	7,800	2,640	
DRAIN 1	7,800	2,640	.036950 Override Royalty
C & R	7,800	2,640	Category: G1
			Railroad #: 24381
No 2018 Hist			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	7,800	0	2,640
HOSPITAL	7,800	0	2,640
BAY CTY ISD I&S	7,800	0	2,640
BAY CTY ISD M&O	7,800	0	2,640
COASTAL PLAINS	7,800	0	2,640
PORT OF BAY CTY	7,800	0	2,640
DRAIN 1	7,800	0	2,640
C & R	7,800	0	2,640

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	99,730	36,680	Lease: 10360 Type: REAL Owner #: 712203
HOSPITAL	99,730	36,680	Legal: CORNELIUS L
BAY CTY ISD I&S	99,730	36,680	BLUEFIN RESOURCES
BAY CTY ISD M&O	99,730	36,680	AB 74 JC PEYTON SUR
COASTAL PLAINS	99,730	36,680	RRC 24381
PORT OF BAY CTY	99,730	36,680	
DRAIN 1	99,730	36,680	.722644 Working Interest
C & R	99,730	36,680	Category: G1
No 2018 Hist			Railroad #: 24381
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	99,730	0	36,680
HOSPITAL	99,730	0	36,680
BAY CTY ISD I&S	99,730	0	36,680
BAY CTY ISD M&O	99,730	0	36,680
COASTAL PLAINS	99,730	0	36,680
PORT OF BAY CTY	99,730	0	36,680
DRAIN 1	99,730	0	36,680
C & R	99,730	0	36,680

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	2,990	28,750	Lease: 10525 Type: REAL Owner #: 712203
HOSPITAL	2,990	28,750	Legal: CORNELIUS L #10
BAY CTY ISD I&S	2,990	28,750	BLUEFIN RESOURCES
BAY CTY ISD M&O	2,990	28,750	AB 74 J C PEYTON
COASTAL PLAINS	2,990	28,750	RRC 242041
PORT OF BAY CTY	2,990	28,750	
DRAIN 1	2,990	28,750	.036950 Override Royalty
C & R	2,990	28,750	Category: G1
No 2018 Hist			Railroad #: 242041
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	2,990	0	28,750
HOSPITAL	2,990	0	28,750
BAY CTY ISD I&S	2,990	0	28,750
BAY CTY ISD M&O	2,990	0	28,750
COASTAL PLAINS	2,990	0	28,750
PORT OF BAY CTY	2,990	0	28,750
DRAIN 1	2,990	0	28,750
C & R	2,990	0	28,750

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	50,890	497,550	Lease: 10525 Type: REAL Owner #: 712203
HOSPITAL	50,890	497,550	Legal: CORNELIUS L #10
BAY CTY ISD I&S	50,890	497,550	BLUEFIN RESOURCES
BAY CTY ISD M&O	50,890	497,550	AB 74 J C PEYTON
COASTAL PLAINS	50,890	497,550	RRC 242041
PORT OF BAY CTY	50,890	497,550	
DRAIN 1	50,890	497,550	.722644 Working Interest
C & R	50,890	497,550	Category: G1
HB1984: The Appraised value of \$497,550 in 2023 as compared to \$7,790 in 2018 is a 6287.03% increase.			Railroad #: 242041
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	50,890	0	497,550
HOSPITAL	50,890	0	497,550
BAY CTY ISD I&S	50,890	0	497,550
BAY CTY ISD M&O	50,890	0	497,550
COASTAL PLAINS	50,890	0	497,550
PORT OF BAY CTY	50,890	0	497,550
DRAIN 1	50,890	0	497,550
C & R	50,890	0	497,550

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	45,350	93,660	Lease: 10558 Type: REAL Owner #: 712203
HOSPITAL	45,350	93,660	Legal: EBERLE
BAY CTY ISD I&S	45,350	93,660	BLUEFIN RESOURCES LL
BAY CTY ISD M&O	45,350	93,660	AB 74 J C PEYTON SURVEY
COASTAL PLAINS	45,350	93,660	RRC 216127
PORT OF BAY CTY	45,350	93,660	
DRAIN 1	45,350	93,660	.750000 Working Interest
C & R	45,350	93,660	Category: G1
HB1984: The Appraised value of \$93,660 in 2023 as compared to \$15,380 in 2018 is a 508.97% increase.			Railroad #: 216127
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	45,350	0	93,660
HOSPITAL	45,350	0	93,660
BAY CTY ISD I&S	45,350	0	93,660
BAY CTY ISD M&O	45,350	0	93,660
COASTAL PLAINS	45,350	0	93,660
PORT OF BAY CTY	45,350	0	93,660
DRAIN 1	45,350	0	93,660
C & R	45,350	0	93,660

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	358,870	182,380	Lease: 10581 Type: REAL Owner #: 712203
BAY CTY ISD I&S	358,870	182,380	Legal: SAVAGE S-1
BAY CTY ISD M&O	358,870	182,380	BLUEFIN RESOURCES
HOSPITAL	358,870	182,380	AB 74 J C PEYTON LEAGUE
PORT OF BAY CTY	358,870	182,380	RRC 24986
C & R	358,870	182,380	
COASTAL PLAINS	358,870	182,380	.750000 Working Interest
DRAIN 1	358,870	182,380	Category: G1
HB1984: The Appraised value of \$182,380 in 2023 as compared to \$14,290 in 2018 is a 1176.28% increase.			Railroad #: 27593
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	358,870	0	182,380
BAY CTY ISD I&S	358,870	0	182,380
BAY CTY ISD M&O	358,870	0	182,380
HOSPITAL	358,870	0	182,380
PORT OF BAY CTY	358,870	0	182,380
C & R	358,870	0	182,380
COASTAL PLAINS	358,870	0	182,380
DRAIN 1	358,870	0	182,380

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	7,440	7,540	Lease: 10857 Type: REAL Owner #: 712203
HOSPITAL	7,440	7,540	Legal: CORNELIUS L W#1
BAY CTY ISD I&S	7,440	7,540	BLUEFIN RESOURCES
BAY CTY ISD M&O	7,440	7,540	AB 74 PAYTON JC
COASTAL PLAINS	7,440	7,540	RRC# 288352
PORT OF BAY CTY	7,440	7,540	
DRAIN 1	7,440	7,540	1.000000 Working Interest
C & R	7,440	7,540	Category: G1
No 2018 Hist			Railroad #: 288352
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	7,440	0	7,540
HOSPITAL	7,440	0	7,540
BAY CTY ISD I&S	7,440	0	7,540
BAY CTY ISD M&O	7,440	0	7,540
COASTAL PLAINS	7,440	0	7,540
PORT OF BAY CTY	7,440	0	7,540
DRAIN 1	7,440	0	7,540
C & R	7,440	0	7,540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	12,550	12,550	Lease: 10859 Type: REAL Owner #: 712203
HOSPITAL	12,550	12,550	Legal: CORNELIUS L W#5
BAY CTY ISD I&S	12,550	12,550	BLUEFIN RESOURCES
BAY CTY ISD M&O	12,550	12,550	AB 74 PEYTON JC
COASTAL PLAINS	12,550	12,550	RRC# 27761
PORT OF BAY CTY	12,550	12,550	
DRAIN 1	12,550	12,550	.717488 Working Interest
C & R	12,550	12,550	Category: G1
No 2018 Hist			Railroad #: 27761
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	12,550	0	12,550
HOSPITAL	12,550	0	12,550
BAY CTY ISD I&S	12,550	0	12,550
BAY CTY ISD M&O	12,550	0	12,550
COASTAL PLAINS	12,550	0	12,550
PORT OF BAY CTY	12,550	0	12,550
DRAIN 1	12,550	0	12,550
C & R	12,550	0	12,550

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	7,810	7,810	Lease: 10860 Type: REAL Owner #: 712203
HOSPITAL	7,810	7,810	Legal: CORNELIUS L W#7
BAY CTY ISD I&S	7,810	7,810	BLUEFIN RESOURCES
BAY CTY ISD M&O	7,810	7,810	AB 74 PEYTON JC
COASTAL PLAINS	7,810	7,810	RRC# 289130
PORT OF BAY CTY	7,810	7,810	
DRAIN 1	7,810	7,810	.717488 Working Interest
C & R	7,810	7,810	Category: G1
No 2018 Hist			Railroad #: 289130
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	7,810	0	7,810
HOSPITAL	7,810	0	7,810
BAY CTY ISD I&S	7,810	0	7,810
BAY CTY ISD M&O	7,810	0	7,810
COASTAL PLAINS	7,810	0	7,810
PORT OF BAY CTY	7,810	0	7,810
DRAIN 1	7,810	0	7,810
C & R	7,810	0	7,810

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY		205,560	Lease: 10874 Type: REAL Owner #: 712203
HOSPITAL		205,560	Legal: SAVAGE S3
BAY CTY ISD I&S		205,560	BLUEFIN RESOURCES
BAY CTY ISD M&O		205,560	AB 74 PEYTON J C
COASTAL PLAINS		205,560	RRC# 27953
PORT OF BAY CTY		205,560	
DRAIN 1		205,560	1.000000 Working Interest
C & R		205,560	Category: G1
No 2018 Hist			Railroad #: 27953
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	0	0	205,560
HOSPITAL	0	0	205,560
BAY CTY ISD I&S	0	0	205,560
BAY CTY ISD M&O	0	0	205,560
COASTAL PLAINS	0	0	205,560
PORT OF BAY CTY	0	0	205,560
DRAIN 1	0	0	205,560
C & R	0	0	205,560

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	593,430	0	1,075,120		
HOSPITAL	593,430	0	1,075,120		
BAY CTY ISD I&S	593,430	0	1,075,120		
BAY CTY ISD M&O	593,430	0	1,075,120		
COASTAL PLAINS	593,430	0	1,075,120		
PORT OF BAY CTY	593,430	0	1,075,120		
DRAIN 1	593,430	0	1,075,120		
C & R	593,430	0	1,075,120		

