

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

MCLAGLEN CHARLES JOSHUA
10100 SANTA MONICA BLV STE 650
LOS ANGELES CA 90067



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: 703161 934
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
COASTAL PLAINS	330	330	Lease: 10076 Type: REAL Owner #: 703161
NAV #1	200	200	Legal: BLESSING F-3 UNIT
PORT OF BAY CTY	130	130	HUGOTON OPERATING CO
TIDEHAVEN ISD	330	330	AB 65 GW NEXSEN, AB 540 PIERCE
DRAIN 4	330	330	AB 562 SMITH, AB 208 & 209 H&G
SEAWALL	200	200	
COUNTY	330	330	.000827 Royalty Interest
C & R	130	130	Category: G1
HOSPITAL	330	330	Railroad #: 9803
HB1984: The Appraised value of \$330 in 2023 as compared to \$840 in 2018 is a 60.71% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COASTAL PLAINS	330	0	330
NAV #1	200	0	200
PORT OF BAY CTY	130	0	130
TIDEHAVEN ISD	330	0	330
DRAIN 4	330	0	330
SEAWALL	200	0	200
COUNTY	330	0	330
C & R	130	0	130
HOSPITAL	330	0	330

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	360	420	Lease: 10412 Type: REAL Owner #: 703161
HOSPITAL	360	420	Legal: PIERCE ESTATE W#1
TIDEHAVEN ISD	360	420	KEBO OIL & GAS INC
COASTAL PLAINS	360	420	AB 208 H&GN RR CO
NAV #1	360	420	RRC 26169
DRAIN 4	360	420	
SEAWALL	360	420	.001826 Royalty Interest
HB1984: The Appraised value of \$420 in 2023 as compared to \$150 in 2018 is a 180.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	360	0	420
HOSPITAL	360	0	420
TIDEHAVEN ISD	360	0	420
COASTAL PLAINS	360	0	420
NAV #1	360	0	420
DRAIN 4	360	0	420
SEAWALL	360	0	420

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY		10	Lease: 10413 Type: REAL Owner #: 703161
HOSPITAL		10	Legal: BLESSING UNIT W#1
TIDEHAVEN ISD		10	GTG OPERATING LLC
COASTAL PLAINS		10	AB 448 W FUNCK
NAV #1		10	RRC 204742
DRAIN 4		10	
SEAWALL		10	.001826 Royalty Interest
HB1984: The Appraised value of \$10 in 2023 as compared to \$410 in 2018 is a 97.56% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	0	0	10
HOSPITAL	0	0	10
TIDEHAVEN ISD	0	0	10
COASTAL PLAINS	0	0	10
NAV #1	0	0	10
DRAIN 4	0	0	10
SEAWALL	0	0	10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	650	930	Lease: 10574 Type: REAL Owner #: 703161
HOSPITAL	650	930	Legal: NEVADA BLESSING UNIT #1
TIDEHAVEN ISD	650	930	GTG OPERATING LLC
COASTAL PLAINS	650	930	AB 458 S F SPARKS
PORT OF BAY CTY	650	930	RRC 225941
DRAIN 4	650	930	
C & R	650	930	.000847 Royalty Interest
HB1984: The Appraised value of \$930 in 2023 as compared to \$1,690 in 2018 is a 44.97% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	650	0	930
HOSPITAL	650	0	930
TIDEHAVEN ISD	650	0	930
COASTAL PLAINS	650	0	930
PORT OF BAY CTY	650	0	930
DRAIN 4	650	0	930
C & R	650	0	930

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	230	370	Lease: 10695 Type: REAL Owner #: 703161
HOSPITAL	230	370	Legal: PHS GAS UNIT W1
TIDEHAVEN ISD	230	370	ARCADIA OPERATING
COASTAL PLAINS	230	370	AB 93 J TILLEY
PORT OF BAY CTY	230	370	RRC 247837
DRAIN 2	230	370	
C & R	230	370	.001491 Royalty Interest
HB1984: The Appraised value of \$370 in 2023 as compared to \$450 in 2018 is a 17.78% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	230	0	370
HOSPITAL	230	0	370
TIDEHAVEN ISD	230	0	370
COASTAL PLAINS	230	0	370
PORT OF BAY CTY	230	0	370
DRAIN 2	230	0	370
C & R	230	0	370

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	80	50	Lease: 10811 Type: REAL Owner #: 703161
HOSPITAL	80	50	Legal: PECAN UNIT W#1
TIDEHAVEN ISD	80	50	KEBO OIL & GAS INC.
COASTAL PLAINS	80	50	AB 103 WILLIAMS, G J
PORT OF BAY CTY	80	50	RRC# 278352
DRAIN 2	80	50	
C & R	80	50	.000408 Royalty Interest
HB1984: The Appraised value of \$50 in 2023 as compared to \$40 in 2018 is a 25.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	80	0	50
HOSPITAL	80	0	50
TIDEHAVEN ISD	80	0	50
COASTAL PLAINS	80	0	50
PORT OF BAY CTY	80	0	50
DRAIN 2	80	0	50
C & R	80	0	50

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	170	70	Lease: 10817 Type: REAL Owner #: 703161
HOSPITAL	170	70	Legal: PECAN UNIT #2
TIDEHAVEN ISD	170	70	KEBO OIL & GAS
COASTAL PLAINS	170	70	AB 103 WILLIAMS, G J
PORT OF BAY CTY	170	70	RRC# 279574
DRAIN 2	170	70	
C & R	170	70	.000408 Royalty Interest
HB1984: The Appraised value of \$70 in 2023 as compared to \$60 in 2018 is a 16.67% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	170	0	70
HOSPITAL	170	0	70
TIDEHAVEN ISD	170	0	70
COASTAL PLAINS	170	0	70
PORT OF BAY CTY	170	0	70
DRAIN 2	170	0	70
C & R	170	0	70

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY		220	170	Lease: 10821	Type: REAL	Owner #: 703161
HOSPITAL		220	170	Legal: BLESSING (F-14)		
PALACIOS ISD	G	220	170	SUE-ANN OPERATING		
COASTAL PLAINS		220	170	AB 202 HOLMES E L		
NAV #1		220	170	P# 796813		
DRAIN 3	G	220	170			
SEAWALL		220	170	.000351 Royalty Interest		
				Category: G1		
				Railroad #: 27359		
Exemptions : G=LESS THAN \$500 MIN INT No 2018 Hist						
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)			
COUNTY	220	0	170			
HOSPITAL	220	0	170			
PALACIOS ISD	0	170	0			
COASTAL PLAINS	220	0	170			
NAV #1	220	0	170			
DRAIN 3	0	170	0			
SEAWALL	220	0	170			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION		
COUNTY		1,950	2,600	Lease: 10831	Type: REAL	Owner #: 703161
HOSPITAL		1,950	2,600	Legal: HEFFELFINGER "A" W#1		
TIDEHAVEN ISD		1,950	2,600	KEBO OIL & GAS, INC.		
COASTAL PLAINS		1,950	2,600	AB 93 TILLEY J		
PORT OF BAY CTY		1,950	2,600	RRC 282603		
DRAIN 2		1,950	2,600			
C & R		1,950	2,600	.004554 Royalty Interest		
				Category: G1		
				Railroad #: 282603		
HB1984: The Appraised value of \$2,600 in 2023 as compared to \$6,440 in 2018 is a 59.63% decrease.						
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)			
COUNTY	1,950	0	2,600			
HOSPITAL	1,950	0	2,600			
TIDEHAVEN ISD	1,950	0	2,600			
COASTAL PLAINS	1,950	0	2,600			
PORT OF BAY CTY	1,950	0	2,600			
DRAIN 2	1,950	0	2,600			
C & R	1,950	0	2,600			

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COASTAL PLAINS	3,990	0	4,950		
NAV #1	780	0	800		
PORT OF BAY CTY	3,210	0	4,150		
TIDEHAVEN ISD	3,770	0	4,780		
DRAIN 4	1,340	0	1,690		
SEAWALL	780	0	800		
COUNTY	3,990	0	4,950		
C & R	3,210	0	4,150		
HOSPITAL	3,990	0	4,950		
DRAIN 2	2,430	0	3,090		
PALACIOS ISD	0	170	0		
DRAIN 3	0	170	0		