

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

HERRING JANET LONG
8051 HEREFORD ST
CHARLOTTE NC 28213-5197



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: 700701 645
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	20	120	Lease: 790 Type: REAL Owner #: 700701
C & R	20	120	Legal: COBB, F G -A-
VAN VLK ISD I&S	20	120	URBAN OIL & GAS GROU
VAN VLK ISD M&O	20	120	AB 22 CUMMINS MARIA #35
DRAIN 1	20	120	RRC 20364
COASTAL PLAINS	20	120	
COUNTY	20	120	.000205 Royalty Interest
HOSPITAL	20	120	Category: G1
HB1984: The Appraised value of \$120 in 2023 as compared to \$70 in 2018 is a 71.43% increase.			Railroad #: 20364
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	20	0	120
C & R	20	0	120
VAN VLK ISD I&S	20	0	120
VAN VLK ISD M&O	20	0	120
DRAIN 1	20	0	120
COASTAL PLAINS	20	0	120
COUNTY	20	0	120
HOSPITAL	20	0	120

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	240	300	Lease: 810 Type: REAL Owner #: 700701
C & R	240	300	Legal: COBB, F G -B-
VAN VLK ISD I&S	240	300	URBAN OIL & GAS GROU
VAN VLK ISD M&O	240	300	AB 22 & 267 CUMMINS-I & GN RR
DRAIN 1	240	300	RRC 9470 9500 9504 20608 23919
COASTAL PLAINS	240	300	
COUNTY	240	300	.000204 Royalty Interest
HOSPITAL	240	300	Category: G1
			Railroad #: 9470
HB1984: The Appraised value of \$300 in 2023 as compared to \$240 in 2018 is a 25.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	240	0	300
C & R	240	0	300
VAN VLK ISD I&S	240	0	300
VAN VLK ISD M&O	240	0	300
DRAIN 1	240	0	300
COASTAL PLAINS	240	0	300
COUNTY	240	0	300
HOSPITAL	240	0	300

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	70	100	Lease: 10382 Type: REAL Owner #: 700701
HOSPITAL	70	100	Legal: COBB F G -B-
VAN VLK ISD I&S	70	100	URBAN OIL & GAS GROU
VAN VLK ISD M&O	70	100	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	70	100	RRC 24446
PORT OF BAY CTY	70	100	
DRAIN 1	70	100	.000205 Royalty Interest
C & R	70	100	Category: G1
			Railroad #: 24446
HB1984: The Appraised value of \$100 in 2023 as compared to \$30 in 2018 is a 233.33% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	70	0	100
HOSPITAL	70	0	100
VAN VLK ISD I&S	70	0	100
VAN VLK ISD M&O	70	0	100
COASTAL PLAINS	70	0	100
PORT OF BAY CTY	70	0	100
DRAIN 1	70	0	100
C & R	70	0	100

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	20	50	Lease: 10762 Type: REAL Owner #: 700701
HOSPITAL	20	50	Legal: COBB F G -B- W#45
VAN VLK ISD I&S	20	50	URBAN OIL & GAS GROU
VAN VLK ISD M&O	20	50	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	20	50	RRC #25806
PORT OF BAY CTY	20	50	
DRAIN 1	20	50	.000205 Royalty Interest
C & R	20	50	Category: G1
			Railroad #: 25806
HB1984: The Appraised value of \$50 in 2023 as compared to \$30 in 2018 is a 66.67% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	20	0	50
HOSPITAL	20	0	50
VAN VLK ISD I&S	20	0	50
VAN VLK ISD M&O	20	0	50
COASTAL PLAINS	20	0	50
PORT OF BAY CTY	20	0	50
DRAIN 1	20	0	50
C & R	20	0	50

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	40	70	Lease: 10779 Type: REAL Owner #: 700701
HOSPITAL	40	70	Legal: COBB, F. G. 'B' W#35
VAN VLK ISD I&S	40	70	URBAN OIL & GAS GROU
VAN VLK ISD M&O	40	70	AB 22 CUMMINS MARIA SEC 35
COASTAL PLAINS	40	70	RRC 26134
PORT OF BAY CTY	40	70	
DRAIN 1	40	70	.000205 Royalty Interest
C & R	40	70	Category: G1
HB1984: The Appraised value of \$70 in 2023 as compared to \$10 in 2018 is a 600.00% increase.			Railroad #: 26134
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	40	0	70
HOSPITAL	40	0	70
VAN VLK ISD I&S	40	0	70
VAN VLK ISD M&O	40	0	70
COASTAL PLAINS	40	0	70
PORT OF BAY CTY	40	0	70
DRAIN 1	40	0	70
C & R	40	0	70

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	390	0	640
C & R	390	0	640
VAN VLK ISD I&S	390	0	640
VAN VLK ISD M&O	390	0	640
DRAIN 1	390	0	640
COASTAL PLAINS	390	0	640
COUNTY	390	0	640
HOSPITAL	390	0	640

