

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

DAVIS A RAY
PO BOX 79188
HOUSTON TX 77279-9188



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: 702086 357
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	720	870	Lease: 2520 Type: REAL Owner #: 702086
DRAIN 2	720	870	Legal: LEWIS, J C
TIDEHAVEN ISD	720	870	ATLAS OPERATING LLC
COUNTY	720	870	AB 18 C G COX SUR
C & R	720	870	RRC 160251
COASTAL PLAINS	720	870	
HOSPITAL	720	870	.015000 Override Royalty
HB1984: The Appraised value of \$870 in 2023 as compared to \$2,180 in 2018 is a 60.09% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	720	0	870
DRAIN 2	720	0	870
TIDEHAVEN ISD	720	0	870
COUNTY	720	0	870
C & R	720	0	870
COASTAL PLAINS	720	0	870
HOSPITAL	720	0	870

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	2,710	7,610	Lease: 4725 Type: REAL Owner #: 702086
C & R	2,710	7,610	Legal: WATSON F M TRUST ET AL "B"
VAN VLK ISD I&S	2,710	7,610	ATLAS OPERATING LLC
VAN VLK ISD M&O	2,710	7,610	AB 66 M B NUCKOLS SUR
DRAIN 1	2,710	7,610	RRC 94134
COASTAL PLAINS	2,710	7,610	
COUNTY	2,710	7,610	.011817 Royalty Interest
HOSPITAL	2,710	7,610	Category: G1
			Railroad #: 94134
HB1984: The Appraised value of \$7,610 in 2023 as compared to \$4,130 in 2018 is a 84.26% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	2,710	0	7,610
C & R	2,710	0	7,610
VAN VLK ISD I&S	2,710	0	7,610
VAN VLK ISD M&O	2,710	0	7,610
DRAIN 1	2,710	0	7,610
COASTAL PLAINS	2,710	0	7,610
COUNTY	2,710	0	7,610
HOSPITAL	2,710	0	7,610

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	4,740	6,330	Lease: 10514 Type: REAL Owner #: 702086
HOSPITAL	4,740	6,330	Legal: LEWIS J C "C" WELL #1
TIDEHAVEN ISD	4,740	6,330	ATLAS OPERATING LLC
PORT OF BAY CTY	4,740	6,330	AB 18 CG COX SURVEY
DRAIN 2	4,740	6,330	RRC 24940 217099
C & R	4,740	6,330	
COASTAL PLAINS	4,740	6,330	.015000 Override Royalty
			Category: G1
			Railroad #: 24940
HB1984: The Appraised value of \$6,330 in 2023 as compared to \$1,900 in 2018 is a 233.16% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	4,740	0	6,330
HOSPITAL	4,740	0	6,330
TIDEHAVEN ISD	4,740	0	6,330
PORT OF BAY CTY	4,740	0	6,330
DRAIN 2	4,740	0	6,330
C & R	4,740	0	6,330
COASTAL PLAINS	4,740	0	6,330

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	380	800	Lease: 10548 Type: REAL Owner #: 702086
HOSPITAL	380	800	Legal: LEWIS J C WELL #3
TIDEHAVEN ISD	380	800	ATLAS OPERATING LLC
COASTAL PLAINS	380	800	AB 18 CG CPX SURVEY
NAV #1	380	800	RRC 214657
DRAIN 3	380	800	
SEAWALL	380	800	.015000 Override Royalty
			Category: G1
			Railroad #: 214657
HB1984: The Appraised value of \$800 in 2023 as compared to \$940 in 2018 is a 14.89% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	380	0	800
HOSPITAL	380	0	800
TIDEHAVEN ISD	380	0	800
COASTAL PLAINS	380	0	800
NAV #1	380	0	800
DRAIN 3	380	0	800
SEAWALL	380	0	800

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	570	50	Lease: 10781 Type: REAL Owner #: 702086
HOSPITAL	570	50	Legal: BUCKEYE RANCH UNIT W#1H
TIDEHAVEN ISD	570	50	SHOCO PRODUCTION LLC
COASTAL PLAINS	570	50	AB 18 C G COX
PORT OF BAY CTY	570	50	RRC 271146
DRAIN 2	570	50	
C & R	570	50	.015000 Override Royalty
HB1984: The Appraised value of \$50 in 2023 as compared to \$430 in 2018 is a 88.37% decrease.			Category: G1
			Railroad #: 271146
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	570	0	50
HOSPITAL	570	0	50
TIDEHAVEN ISD	570	0	50
COASTAL PLAINS	570	0	50
PORT OF BAY CTY	570	0	50
DRAIN 2	570	0	50
C & R	570	0	50

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	8,740	0	14,860		
DRAIN 2	6,030	0	7,250		
TIDEHAVEN ISD	6,410	0	8,050		
COUNTY	9,120	0	15,660		
C & R	8,740	0	14,860		
COASTAL PLAINS	9,120	0	15,660		
HOSPITAL	9,120	0	15,660		
VAN VLK ISD I&S	2,710	0	7,610		
VAN VLK ISD M&O	2,710	0	7,610		
DRAIN 1	2,710	0	7,610		
NAV #1	380	0	800		
DRAIN 3	380	0	800		
SEAWALL	380	0	800		

