

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

BOEHM JEANIE SCHAEFER
8656 GOSLER RD
SEALY TX 77474-8246



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: 711609 150
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	30	130	Lease: 790 Type: REAL Owner #: 711609
C & R	30	130	Legal: COBB, F G -A-
VAN VLK ISD I&S	30	130	URBAN OIL & GAS GROU
VAN VLK ISD M&O	30	130	AB 22 CUMMINS MARIA #35
DRAIN 1	30	130	RRC 20364
COASTAL PLAINS	30	130	
COUNTY	30	130	.000234 Royalty Interest
HOSPITAL	30	130	Category: G1
HB1984: The Appraised value of \$130 in 2023 as compared to \$90 in 2018 is a 44.44% increase.			Railroad #: 20364
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	30	0	130
C & R	30	0	130
VAN VLK ISD I&S	30	0	130
VAN VLK ISD M&O	30	0	130
DRAIN 1	30	0	130
COASTAL PLAINS	30	0	130
COUNTY	30	0	130
HOSPITAL	30	0	130

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	280	350	Lease: 810 Type: REAL Owner #: 711609
C & R	280	350	Legal: COBB, F G -B-
VAN VLK ISD I&S	280	350	URBAN OIL & GAS GROU
VAN VLK ISD M&O	280	350	AB 22 & 267 CUMMINS-I & GN RR
DRAIN 1	280	350	RRC 9470 9500 9504 20608 23919
COASTAL PLAINS	280	350	
COUNTY	280	350	.000234 Royalty Interest
HOSPITAL	280	350	Category: G1
HB1984: The Appraised value of \$350 in 2023 as compared to \$270 in 2018 is a 29.63% increase.			Railroad #: 9470
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
PORT OF BAY CTY	280	0	350
C & R	280	0	350
VAN VLK ISD I&S	280	0	350
VAN VLK ISD M&O	280	0	350
DRAIN 1	280	0	350
COASTAL PLAINS	280	0	350
COUNTY	280	0	350
HOSPITAL	280	0	350

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COASTAL PLAINS	10	10	Lease: 10076 Type: REAL Owner #: 711609
NAV #1 G	10	10	Legal: BLESSING F-3 UNIT
TIDEHAVEN ISD G	10	10	HUGOTON OPERATING CO
DRAIN 4 G	10	10	AB 65 GW NEXSEN, AB 540 PIERCE
SEAWALL G	10	10	AB 562 SMITH, AB 208 & 209 H&G
COUNTY	10	10	
HOSPITAL	10	10	.000032 Royalty Interest
Exemptions : G=LESS THAN \$500 MIN INT			Category: G1
HB1984: The Appraised value of \$10 in 2023 as compared to \$30 in 2018 is a 66.67% decrease.			Railroad #: 9803
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COASTAL PLAINS	10	0	10
NAV #1	0	10	0
TIDEHAVEN ISD	0	10	0
DRAIN 4	0	10	0
SEAWALL	0	10	0
COUNTY	10	0	10
HOSPITAL	10	0	10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	230	320	Lease: 10240 Type: REAL Owner #: 711609
C & R	230	320	Legal: OLD OCEAN UNIT
VAN VLK ISD I&S	230	320	HILCORP ENERGY
VAN VLK ISD M&O	230	320	AB 3 BATTLE ETAL SUR AB 66 M B
PORT OF BAY CTY	230	320	NUCHOLS SUR AB 76 POLLY & CHAN
DRAIN 1	230	320	
HOSPITAL	230	320	.000040 Royalty Interest
COASTAL PLAINS	230	320	Category: G1
HB1984: The Appraised value of \$320 in 2023 as compared to \$150 in 2018 is a 113.33% increase.			Railroad #: 208139
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	230	0	320
C & R	230	0	320
VAN VLK ISD I&S	230	0	320
VAN VLK ISD M&O	230	0	320
PORT OF BAY CTY	230	0	320
DRAIN 1	230	0	320
HOSPITAL	230	0	320
COASTAL PLAINS	230	0	320

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	80	110	Lease: 10382 Type: REAL Owner #: 711609
HOSPITAL	80	110	Legal: COBB F G -B-
VAN VLK ISD I&S	80	110	URBAN OIL & GAS GROU
VAN VLK ISD M&O	80	110	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	80	110	RRC 24446
PORT OF BAY CTY	80	110	
DRAIN 1	80	110	.000234 Royalty Interest
C & R	80	110	Category: G1
HB1984: The Appraised value of \$110 in 2023 as compared to \$30 in 2018 is a 266.67% increase.			Railroad #: 24446
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	80	0	110
HOSPITAL	80	0	110
VAN VLK ISD I&S	80	0	110
VAN VLK ISD M&O	80	0	110
COASTAL PLAINS	80	0	110
PORT OF BAY CTY	80	0	110
DRAIN 1	80	0	110
C & R	80	0	110

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	70	130	Lease: 10383 Type: REAL Owner #: 711609
HOSPITAL	70	130	Legal: COBB F G -A-
VAN VLK ISD I&S	70	130	URBAN OIL & GAS GROU
VAN VLK ISD M&O	70	130	AB 22 CUMMINS MARIA #35
COASTAL PLAINS	70	130	RRC 24389
PORT OF BAY CTY	70	130	
DRAIN 1	70	130	.000234 Royalty Interest
C & R	70	130	Category: G1
HB1984: The Appraised value of \$130 in 2023 as compared to \$60 in 2018 is a 116.67% increase.			Railroad #: 24389
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	70	0	130
HOSPITAL	70	0	130
VAN VLK ISD I&S	70	0	130
VAN VLK ISD M&O	70	0	130
COASTAL PLAINS	70	0	130
PORT OF BAY CTY	70	0	130
DRAIN 1	70	0	130
C & R	70	0	130

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	20	50	Lease: 10762 Type: REAL Owner #: 711609
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	.000234 Royalty Interest
C & R	20	50	Category: G1
HB1984: The Appraised value of \$50 in 2023 as compared to \$30 in 2018 is a 66.67% increase.			Railroad #: 25806
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	50	70	Lease: 10779 Type: REAL Owner #: 711609
HOSPITAL	50	70	Legal: COBB, F. G. 'B' W#35
VAN VLK ISD I&S	50	70	URBAN OIL & GAS GROU
VAN VLK ISD M&O	50	70	AB 22 CUMMINS MARIA SEC 35
COASTAL PLAINS	50	70	RRC 26134
PORT OF BAY CTY	50	70	
DRAIN 1	50	70	.000234 Royalty Interest
C & R	50	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	50	0	70
HOSPITAL	50	0	70
VAN VLK ISD I&S	50	0	70
VAN VLK ISD M&O	50	0	70
COASTAL PLAINS	50	0	70
PORT OF BAY CTY	50	0	70
DRAIN 1	50	0	70
C & R	50	0	70

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY		10	Lease: 10861 Type: REAL Owner #: 711609
HOSPITAL		10	Legal: F.G. COBB -B- W#26
VAN VLK ISD I&S		10	URBAN OIL & GAS
VAN VLK ISD M&O		10	AB 22 CUMMINS M
COASTAL PLAINS		10	RRC#290027
PORT OF BAY CTY		10	
DRAIN 1		10	.000234 Royalty Interest
C & R		10	Category: G1
No 2018 Hist			Railroad #: 290027
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	0	0	10
HOSPITAL	0	0	10
VAN VLK ISD I&S	0	0	10
VAN VLK ISD M&O	0	0	10
COASTAL PLAINS	0	0	10
PORT OF BAY CTY	0	0	10
DRAIN 1	0	0	10
C & R	0	0	10

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	760	0	1,170		
C & R	760	0	1,170		
VAN VLK ISD I&S	760	0	1,170		
VAN VLK ISD M&O	760	0	1,170		
DRAIN 1	760	0	1,170		
COASTAL PLAINS	770	0	1,180		
COUNTY	770	0	1,180		
HOSPITAL	770	0	1,180		
NAV #1	0	10	0		
TIDEHAVEN ISD	0	10	0		
DRAIN 4	0	10	0		
SEAWALL	0	10	0		