

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

SARTWELLE JAMES D LIVING TR  
%JAMES D SARTWELLE  
PO BOX 540  
SEALY TX 77474-0540



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: 703931 1278  
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	780	1,220	Lease: 10695 Type: REAL Owner #: 703931
HOSPITAL	780	1,220	Legal: PHS GAS UNIT W1
TIDEHAVEN ISD	780	1,220	ARCADIA OPERATING
COASTAL PLAINS	780	1,220	AB 93 J TILLEY
PORT OF BAY CTY	780	1,220	RRC 247837
DRAIN 2	780	1,220	
C & R	780	1,220	.004942 Royalty Interest
HB1984: The Appraised value of \$1,220 in 2023 as compared to \$1,480 in 2018 is a 17.57% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	780	0	1,220
HOSPITAL	780	0	1,220
TIDEHAVEN ISD	780	0	1,220
COASTAL PLAINS	780	0	1,220
PORT OF BAY CTY	780	0	1,220
DRAIN 2	780	0	1,220
C & R	780	0	1,220

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	1,120	3,650	Lease: 10816 Type: REAL Owner #: 703931
HOSPITAL	1,120	3,650	Legal: BAPTIST FOUNDATION
PALACIOS ISD	1,120	3,650	MAGNUM PRODUCING LP
COASTAL PLAINS	1,120	3,650	AB 140 DUNCAN, J
NAV #1	1,120	3,650	RRC 279199
DRAIN 3	1,120	3,650	
SEAWALL	1,120	3,650	.007412 Royalty Interest
HB1984: The Appraised value of \$3,650 in 2023 as compared to \$1,750 in 2018 is a 108.57% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	1,120	0	3,650
HOSPITAL	1,120	0	3,650
PALACIOS ISD	1,120	0	3,650
COASTAL PLAINS	1,120	0	3,650
NAV #1	1,120	0	3,650
DRAIN 3	1,120	0	3,650
SEAWALL	1,120	0	3,650

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	1,900	0	4,870		
HOSPITAL	1,900	0	4,870		
TIDEHAVEN ISD	780	0	1,220		
COASTAL PLAINS	1,900	0	4,870		
PORT OF BAY CTY	780	0	1,220		
DRAIN 2	780	0	1,220		
C & R	780	0	1,220		
PALACIOS ISD	1,120	0	3,650		
NAV #1	1,120	0	3,650		
DRAIN 3	1,120	0	3,650		
SEAWALL	1,120	0	3,650		