

SAN PATRICIO COUNTY APPR DIST  
P O BOX 938  
SINTON TEXAS 78387

361-364-5402

RUSSELL BEATRICE  
24707 FAY AVE  
MORENO VALLEY CA 92551-4045



**APPRAISAL YEAR 2022**

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 6/13/2022 AT: 9:00  
SAN PATRICIO COUNTY APPR DIST  
1301 E SINTON ST., SUITE B  
SINTON TEXAS 78387  
QUESTIONS ON MINERALS AND  
PERSONAL PROPERTY CONTACT P&A  
832-243-9600

Protest Deadline: 5-23-2022  
ARB Hearing: 6-13-2022  
Owner: 701454 809

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR  
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE  
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.  
PANDAI.COM PASSWORD: LW0gffP3rb

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 2022	PROPERTY DESCRIPTION
COUNTY I&S	40	470	Lease: 3536 Type: REAL Owner #: 701454 Legal: PORTLAND GAS UNIT D W#2 SULPHUR RIVER EXPL AB 203 M J MCLEAN SUR RRC 177359  .000343 Royalty Interest Category: G1 Railroad #: 177359
COUNTY M&O	40	470	
DRAINAGE	40	470	
G-P ISD I&S	40	470	
G-P ISD M&O	40	470	
PORTLAND CITY	30	440	
ROAD & BRIDGE	40	470	
No 2017 Hist			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY I&S	40	0	470
COUNTY M&O	40	0	470
DRAINAGE	40	0	470
G-P ISD I&S	40	0	470
G-P ISD M&O	40	0	470
PORTLAND CITY	30	0	440
ROAD & BRIDGE	40	0	470

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](http://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,

ROBERT CENCI  
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2022	PROPERTY DESCRIPTION
COUNTY I&S	170	430	Lease: 15576 Type: REAL Owner #: 701454
COUNTY M&O	170	430	Legal: PORTLAND GAS UNIT D W#5
DRAINAGE	170	430	SULPHUR RIVER EXPL
PORTLAND CITY	170	430	AB 111 C W EGERY
G-P ISD I&S	170	430	RRC 233979
G-P ISD M&O	170	430	
ROAD & BRIDGE	170	430	.000343 Royalty Interest
Category: G1			
Railroad #: 233979			
HB1984: The Appraised value of \$430 in 2022 as compared to \$830 in 2017 is a 48.19% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY I&S	170	0	430
COUNTY M&O	170	0	430
DRAINAGE	170	0	430
PORTLAND CITY	170	0	430
G-P ISD I&S	170	0	430
G-P ISD M&O	170	0	430
ROAD & BRIDGE	170	0	430

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable
COUNTY I&S	210	0	900
COUNTY M&O	210	0	900
DRAINAGE	210	0	900
G-P ISD I&S	210	0	900
G-P ISD M&O	210	0	900
PORTLAND CITY	200	0	870
ROAD & BRIDGE	210	0	900