

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

361-364-5402

**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: 703964 208

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR  
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE  
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.  
PANDAI.COM PASSWORD: MSTQDyrw8V

BOWEN VERA AYRES  
%PERSONAL ADMIN INC  
3939 BEE CAVE RD BLDG C-100  
AUSTIN TX 78746



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: 3145 Type: REAL Owner #: 703964 Legal: MCCANN, OLA GAS UT 1-L MAGNUM PRODUCING LP AB 129 GARCIA J  .001295 Royalty Interest Category: G1 Railroad #: 66093
COUNTY M&O	40	470	
DRAINAGE	40	470	
TAFT ISD I&S	40	470	
TAFT ISD M&O	40	470	
ROAD & BRIDGE	40	470	
HB1984: The Appraised value of \$470 in 2022 as compared to \$90 in 2017 is a 422.22% increase.			
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
TAFT ISD I&S	40	0	470
TAFT ISD M&O	40	0	470
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	50	330	Lease: 15312 Type: REAL Owner #: 703964
COUNTY M&O	50	330	Legal: MCCANN, OLA GAS UT 2
DRAINAGE	50	330	MAGNUM PRODUCING LP
TAFT ISD I&S	50	330	AB 129 GARCIA J
TAFT ISD M&O	50	330	RRC 192315 WELL 2A
ROAD & BRIDGE	50	330	
HB1984: The Appraised value of \$330 in 2022 as compared to \$50 in 2017 is a 560.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY I&S	50	0	330
COUNTY M&O	50	0	330
DRAINAGE	50	0	330
TAFT ISD I&S	50	0	330
TAFT ISD M&O	50	0	330
ROAD & BRIDGE	50	0	330

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable
COUNTY I&S	90	0	800
COUNTY M&O	90	0	800
DRAINAGE	90	0	800
TAFT ISD I&S	90	0	800
TAFT ISD M&O	90	0	800
ROAD & BRIDGE	90	0	800