

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

361-364-5402

BELL M & J FAMILY RANCHES LTD
%ELIZABETH BELL VEXLER
201 CHARLES ROAD
SAN ANTONIO TX 78209



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:	705295 190
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S. PANDAI.COM PASSWORD: mxsJ44wivo	

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	1,580	4,190	Lease: 15365 Type: REAL Owner #: 705295
COUNTY M&O	1,580	4,190	Legal: APEX GAS UNIT
DRAINAGE	1,580	4,190	BASIN OIL & GAS OPER
G-P ISD I&S	790	2,090	AB 35 M ARCENIGA
G-P ISD M&O	790	2,090	RRC 199536
TAFT ISD I&S	790	2,090	
TAFT ISD M&O	790	2,090	.015625 Royalty Interest
ROAD & BRIDGE	1,580	4,190	Category: G1
			Railroad #: 199536
HB1984: The Appraised value of \$4,190 in 2022 as compared to \$2,160 in 2017 is a 93.98% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY I&S	1,580	0	4,190
COUNTY M&O	1,580	0	4,190
DRAINAGE	1,580	0	4,190
G-P ISD I&S	790	0	2,090
G-P ISD M&O	790	0	2,090
TAFT ISD I&S	790	0	2,090
TAFT ISD M&O	790	0	2,090
ROAD & BRIDGE	1,580	0	4,190

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,

ROBERT CENCI
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2022	PROPERTY DESCRIPTION
COUNTY I&S	30,700	58,330	Lease: 15486 Type: REAL Owner #: 705295
COUNTY M&O	30,700	58,330	Legal: BELL FARMS W# 3
DRAINAGE	30,700	58,330	BASIN OIL & GAS OPER
TAFT ISD I&S	30,700	58,330	AB 235 SAN PATRICIO CSL SUR
TAFT ISD M&O	30,700	58,330	RRC 216716
ROAD & BRIDGE	30,700	58,330	
.083334 Royalty Interest Category: G1 Railroad #: 216716			
HB1984: The Appraised value of \$58,330 in 2022 as compared to \$75,510 in 2017 is a 22.75% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY I&S	30,700	0	58,330
COUNTY M&O	30,700	0	58,330
DRAINAGE	30,700	0	58,330
TAFT ISD I&S	30,700	0	58,330
TAFT ISD M&O	30,700	0	58,330
ROAD & BRIDGE	30,700	0	58,330

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable
COUNTY I&S	32,280	0	62,520
COUNTY M&O	32,280	0	62,520
DRAINAGE	32,280	0	62,520
G-P ISD I&S	790	0	2,090
G-P ISD M&O	790	0	2,090
TAFT ISD I&S	31,490	0	60,420
TAFT ISD M&O	31,490	0	60,420
ROAD & BRIDGE	32,280	0	62,520