

This is NOT a Tax Statement **Notice Of Appraised Value** Do NOT Pay From This Notice

AUSTIN COUNTY APPRAISAL DIST
906 E AMELIA
BELLVILLE TX 77418

979-865-9124

austincad@gmail.com

SUMBERA FRED W
15002 NIGHTINGALE LANE
AUSTIN TX 78734-4757



APPAISAL YEAR 2024

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/24/2024 AT: 9:00 AM
AUSTIN COUNTY APPRAISAL DIST
906 E AMELIA
BELLVILLE TX 77418
QUESTIONS CONCERNING MINERAL
VALUES, CONTACT PRITCHARD &
ABBOTT AT 832-243-9600

Protest Deadline: 6-03-2024
ARB Hearing: 6-24-2024
Owner: 505439 1062

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE
APPAISAL 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 2024	PROPERTY DESCRIPTION		
COUNTY	C	170	240	Lease: 600511	Type: REAL	Owner #: 505439
FM RD	C	170	240	Legal: KAECHLE	"170" W#1	
SPEC RD/BRIDGE	C	170	240	JAMEX INC		
SEALY ISD	C	170	240	AB 170 VITAL FLORES		
AUST CO ESD #2	C	170	240	RRC 182509		
AUSTIN CO PREC4	C	170	240			
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				.000353 Royalty Interest		
HB1984: The Appraised value of \$240 in 2024 as compared to \$190 in 2019 is a 26.32% increase.				Category: G1		
				Railroad #: 182509		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	170	36	204			
FM RD	170	36	204			
SPEC RD/BRIDGE	170	36	204			
SEALY ISD	170	36	204			
AUST CO ESD #2	170	36	204			
AUSTIN CO PREC4	170	36	204			

Additional Owner's Properties are continued on following page(s).

The Texas Legislature does not set the amount of your local taxes. Your property tax burden is decided by your locally elected officials, and all inquiries concerning your taxes should be directed to those officials.

Enclosed are copies of the following documents published by the Texas Comptroller of Public Accounts: (1) Protest and Appeal Procedures and (2) Notice of Protest. To file a protest, complete the Notice of Protest form by following the instructions included on the form and mail or deliver the form to the appraisal review board, at the above address, before the protest deadline. Property owners who file a Notice of Protest with the appraisal review board (ARB) may request an informal conference with the appraisal district to attempt to resolve a dispute prior to a formal ARB hearing. In counties with population of 120,000 or more, property owners may request an ARB special panel for certain property protests. Contact your appraisal district with any questions or for further information.

The governing body of each taxing unit decides whether taxes on the property will increase and the appraisal district only determines the value.

"Under Section 23.231, Tax Code, for the 2024, 2025, and 2026 tax years the appraised value of real property other than a residence homestead for ad valorem tax purposes may not be increased by more than 20 percent each year, with certain exceptions. The circuit breaker limitation provided under Section 23.231, Tax Code, expires December 31, 2026. Unless this expiration date is extended by the Texas Legislature, beginning in the 2027 tax year, the circuit breaker limitation provided under Section 23.231, Tax Code, will no longer be in effect and may result in an increase in ad valorem taxes imposed on real property previously subject to the limitation."

Sincerely,

GREG COOK
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	80	80	Lease: 600513 Type: REAL Owner #: 505439
FM RD	80	80	Legal: KAECHLE "170" W#2
SPEC RD/BRIDGE	80	80	JAMEX INC
SEALY ISD	80	80	AB 170 VITAL FLORES
AUST CO ESD #2	80	80	RRC 184756
AUSTIN CO PREC4	80	80	.000353 Royalty Interest
HB1984: The Appraised value of \$80 in 2024 as compared to \$70 in 2019 is a 14.29% increase.			Category: G1
			Railroad #: 184756
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	80	0	80
FM RD	80	0	80
SPEC RD/BRIDGE	80	0	80
SEALY ISD	80	0	80
AUST CO ESD #2	80	0	80
AUSTIN CO PREC4	80	0	80

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	2,140	890	Lease: 600521 Type: REAL Owner #: 505439
FM RD	2,140	890	Legal: REASER W#1
SPEC RD/BRIDGE	2,140	890	JAMEX INC
SEALY ISD	2,140	890	AB 170 VITAL FLORES
AUST CO ESD #2	2,140	890	RRC 187889 190573
AUSTIN CO PREC4	2,140	890	.001466 Royalty Interest
HB1984: The Appraised value of \$890 in 2024 as compared to \$2,090 in 2019 is a 57.42% decrease.			Category: G1
			Railroad #: 187889
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	2,140	0	890
FM RD	2,140	0	890
SPEC RD/BRIDGE	2,140	0	890
SEALY ISD	2,140	0	890
AUST CO ESD #2	2,140	0	890
AUSTIN CO PREC4	2,140	0	890

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	90	30	Lease: 600528 Type: REAL Owner #: 505439
FM RD	90	30	Legal: KAECHLE "170" W#3
SPEC RD/BRIDGE	90	30	JAMEX INC
SEALY ISD	90	30	AB 170 VITAL FLORES
AUST CO ESD #2	90	30	RRC 193089
AUSTIN CO PREC4	90	30	.000353 Royalty Interest
HB1984: The Appraised value of \$30 in 2024 as compared to \$120 in 2019 is a 75.00% decrease.			Category: G1
			Railroad #: 193089
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	90	0	30
FM RD	90	0	30
SPEC RD/BRIDGE	90	0	30
SEALY ISD	90	0	30
AUST CO ESD #2	90	0	30
AUSTIN CO PREC4	90	0	30

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	660	490	Lease: 600530 Type: REAL Owner #: 505439
FM RD	660	490	Legal: REASER W#A1
SPEC RD/BRIDGE	660	490	JAMEX INC
SEALY ISD	660	490	AB 170 VITAL FLORES
AUST CO ESD #2	660	490	RRC 195683
AUSTIN CO PREC4	660	490	
HB1984: The Appraised value of \$490 in 2024 as compared to \$700 in 2019 is a 30.00% decrease.			.001338 Royalty Interest Category: G1 Railroad #: 195683
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	660	0	490
FM RD	660	0	490
SPEC RD/BRIDGE	660	0	490
SEALY ISD	660	0	490
AUST CO ESD #2	660	0	490
AUSTIN CO PREC4	660	0	490

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	1,130	640	Lease: 600531 Type: REAL Owner #: 505439
FM RD	1,130	640	Legal: REASER W#5
SPEC RD/BRIDGE	1,130	640	JAMEX INC
SEALY ISD	1,130	640	AB 170 VITAL FLORES
AUST CO ESD #2	1,130	640	RRC 1995677
AUSTIN CO PREC4	1,130	640	
HB1984: The Appraised value of \$640 in 2024 as compared to \$1,000 in 2019 is a 36.00% decrease.			.001466 Royalty Interest Category: G1 Railroad #: 195677
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,130	0	640
FM RD	1,130	0	640
SPEC RD/BRIDGE	1,130	0	640
SEALY ISD	1,130	0	640
AUST CO ESD #2	1,130	0	640
AUSTIN CO PREC4	1,130	0	640

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	870	330	Lease: 600532 Type: REAL Owner #: 505439
FM RD	870	330	Legal: REASER W#4
SPEC RD/BRIDGE	870	330	JAMEX INC
SEALY ISD	870	330	AB 170 VITAL FLORES
AUST CO ESD #2	870	330	RRC 194941
AUSTIN CO PREC4	870	330	
HB1984: The Appraised value of \$330 in 2024 as compared to \$600 in 2019 is a 45.00% decrease.			.001466 Royalty Interest Category: G1 Railroad #: 194941
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	870	0	330
FM RD	870	0	330
SPEC RD/BRIDGE	870	0	330
SEALY ISD	870	0	330
AUST CO ESD #2	870	0	330
AUSTIN CO PREC4	870	0	330

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	20	20	Lease: 600536 Type: REAL Owner #: 505439
FM RD	20	20	Legal: BECKENDORFF W#2
SPEC RD/BRIDGE	20	20	JAMEX INC
SEALY ISD	20	20	AB 170 VITAL FLORES
AUST CO ESD #2	20	20	RRC 197289
AUSTIN CO PREC4	20	20	
HB1984: The Appraised value of \$20 in 2024 as compared to \$40 in 2019 is a 50.00% decrease.			.002469 Royalty Interest Category: G1 Railroad #: 197289
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	20	0	20
FM RD	20	0	20
SPEC RD/BRIDGE	20	0	20
SEALY ISD	20	0	20
AUST CO ESD #2	20	0	20
AUSTIN CO PREC4	20	0	20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	1,190	930	Lease: 600547 Type: REAL Owner #: 505439
FM RD	1,190	930	Legal: REASER W#3
SPEC RD/BRIDGE	1,190	930	JAMEX INC
SEALY ISD	1,190	930	AB 170 VITAL FLORES
AUST CO ESD #2	1,190	930	RRC 192679
AUSTIN CO PREC4	1,190	930	
HB1984: The Appraised value of \$930 in 2024 as compared to \$1,050 in 2019 is a 11.43% decrease.			.001466 Royalty Interest Category: G1 Railroad #: 192679
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,190	0	930
FM RD	1,190	0	930
SPEC RD/BRIDGE	1,190	0	930
SEALY ISD	1,190	0	930
AUST CO ESD #2	1,190	0	930
AUSTIN CO PREC4	1,190	0	930

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	1,160	640	Lease: 600576 Type: REAL Owner #: 505439
FM RD	1,160	640	Legal: REASER W#7
SPEC RD/BRIDGE	1,160	640	JAMEX INC
SEALY ISD	1,160	640	AB 170 VITAL FLORES
AUST CO ESD #2	1,160	640	RRC 202603
AUSTIN CO PREC4	1,160	640	
HB1984: The Appraised value of \$640 in 2024 as compared to \$670 in 2019 is a 4.48% decrease.			.001466 Royalty Interest Category: G1 Railroad #: 202603
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,160	0	640
FM RD	1,160	0	640
SPEC RD/BRIDGE	1,160	0	640
SEALY ISD	1,160	0	640
AUST CO ESD #2	1,160	0	640
AUSTIN CO PREC4	1,160	0	640

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY	C	2,650	4,170	Lease: 600698	Type: REAL Owner #: 505439
FM RD	C	2,650	4,170	Legal: SCHULZ-MUENCH	
SPEC RD/BRIDGE	C	2,650	4,170	STRAND ENERGY LC	
BELLVILLE ISD	C	2,010	3,170	AB 304 JAMES TYLER SUR	
COLUMBUS ISD	C	640	1,000	RRC 25599 25954 262987	
BELLVILLE HOSP	C	2,010	3,170		
AUSTIN CO PREC2	C	2,650	4,170	.005000 Override Royalty	
				Category: G1	
				Railroad #: 25954	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$4,170 in 2024 as compared to \$8,710 in 2019 is a 52.12% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	2,650	990	3,180		
FM RD	2,650	990	3,180		
SPEC RD/BRIDGE	2,650	990	3,180		
BELLVILLE ISD	2,010	758	2,412		
COLUMBUS ISD	640	232	768		
BELLVILLE HOSP	2,010	758	2,412		
AUSTIN CO PREC2	2,650	990	3,180		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY	C	7,800	19,340	Lease: 600732	Type: REAL Owner #: 505439
FM RD	C	7,800	19,340	Legal: G.C. YELDERMAN W#2	
SPEC RD/BRIDGE	C	7,800	19,340	STRAND ENERGY LC	
BELLVILLE ISD	C	7,800	19,340	AB 243 KUYKENDALL, A	
BELLVILLE HOSP	C	7,800	19,340	RRC 24911	
AUSTIN CO PREC2	C	7,800	19,340	.005000 Override Royalty	
				Category: G1	
				Railroad #: 24911	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$19,340 in 2024 as compared to \$530 in 2019 is a 3549.06% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	7,800	9,980	9,360		
FM RD	7,800	9,980	9,360		
SPEC RD/BRIDGE	7,800	9,980	9,360		
BELLVILLE ISD	7,800	9,980	9,360		
BELLVILLE HOSP	7,800	9,980	9,360		
AUSTIN CO PREC2	7,800	9,980	9,360		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	17,960	11,006	16,794		
FM RD	17,960	11,006	16,794		
SPEC RD/BRIDGE	17,960	11,006	16,794		
SEALY ISD	7,510	36	4,254		
AUST CO ESD #2	7,510	36	4,254		
AUSTIN CO PREC4	7,510	36	4,254		
BELLVILLE ISD	9,810	10,738	11,772		
COLUMBUS ISD	640	232	768		
BELLVILLE HOSP	9,810	10,738	11,772		
AUSTIN CO PREC2	10,450	10,970	12,540		

GREG COOK
AUSTIN COUNTY APPRAISAL DIST
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BELLVILLE, TX 77418

979-865-9124

SUMBERA FRED W
15002 NIGHTINGALE LANE
AUSTIN TX 78734-4757

APPRAISAL YEAR 2024
CORRECTED NOTICE
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 7/12/2024 AT 9:00 AM
AUSTIN COUNTY APPRAISAL DIST
906 E AMELIA
BELLVILLE TX 77418
QUESTIONS CONCERNING MINERAL
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Protest Deadline: 6/21/2024
ARB Hearing: 7/12/2024
Owner: 505439 28
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OR PERSONAL PROPERTY APPRAISAL ACCESS
FOR LIVE APPRAISAL VALUES, REPORTS, AND
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SPEC RD/BRIDGE	C	2,650	4,170	STRAND ENERGY LC	
BELLVILLE ISD	C	2,010	3,170	AB 304 JAMES TYLER SUR	
COLUMBUS ISD	C	640	1,000	RRC 25599 25954 262987	
BELLVILLE HOSP	C	2,010	3,170		
AUSTIN CO PREC2	C	2,650	4,170	.005000 Override Royalty	
				Category: G1	
				Railroad #: 25954	
				(C)=CIRCUIT BREAKER LIMIT APPLIED	
Taxing Units		Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		2,650	990	3,180	
FM RD		2,650	990	3,180	
SPEC RD/BRIDGE		2,650	990	3,180	
BELLVILLE ISD		2,010	758	2,412	
COLUMBUS ISD		640	232	768	
BELLVILLE HOSP		2,010	758	2,412	
AUSTIN CO PREC2		2,650	990	3,180	

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Sincerely,

GREG COOK
Chief Appraiser