

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

WARMKE VERLIN
1009 RHAMES AVE
BRENHAM TX 77833-5841



APPRAISAL YEAR 2026

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/23/2026 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: 6-01-2026
ARB Hearing: 6-23-2026
Owner: 503887 1300

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 2026	PROPERTY DESCRIPTION
COUNTY	2,320	1,080	Lease: 600469 Type: REAL Owner #: 503887
FM RD	2,320	1,080	Legal: ELLER UNIT
SPEC RD/BRIDGE	2,320	1,080	REDBUD E & P INC
BELLVILLE ISD	2,320	1,080	AB 34 BENJAMIN EATON SUR
BELLVILLE HOSP	2,320	1,080	RRC 171931
AUSTIN CO PREC2	2,320	1,080	
HB1984: The Appraised value of \$1,080 in 2026 as compared to \$410 in 2021 is a 163.41% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	2,320	0	1,080
FM RD	2,320	0	1,080
SPEC RD/BRIDGE	2,320	0	1,080
BELLVILLE ISD	2,320	0	1,080
BELLVILLE HOSP	2,320	0	1,080
AUSTIN CO PREC2	2,320	0	1,080

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 2026	PROPERTY DESCRIPTION
COUNTY	C 700	1,580	Lease: 600573 Type: REAL Owner #: 503887
FM RD	C 700	1,580	Legal: MIKESKA UNIT A W#1
SPEC RD/BRIDGE	C 700	1,580	REDBUD E & P INC
BELLVILLE ISD	C 700	1,580	AB 60 E M KUYKENDALL
BELLVILLE HOSP	C 700	1,580	RRC 203890
AUSTIN CO PREC2	C 700	1,580	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.009279 Royalty Interest
HB1984: The Appraised value of \$1,580 in 2026 as compared to \$690 in 2021 is a 128.99% increase.			Category: G1
			Railroad #: 203890
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	120	1,440	140
FM RD	120	1,440	140
SPEC RD/BRIDGE	120	1,440	140
BELLVILLE ISD	120	1,440	140
BELLVILLE HOSP	120	1,440	140
AUSTIN CO PREC2	120	1,440	140

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	300	330	Lease: 600598 Type: REAL Owner #: 503887
FM RD	300	330	Legal: ELLER UNIT W#2
SPEC RD/BRIDGE	300	330	REDBUD E & P INC
BELLVILLE ISD	300	330	AB 34 BENJAMIN EATON SUR
BELLVILLE HOSP	300	330	RRC 206560
AUSTIN CO PREC2	300	330	
HB1984: The Appraised value of \$330 in 2026 as compared to \$50 in 2021 is a 560.00% increase.			.018558 Royalty Interest
			Category: G1
			Railroad #: 206560
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	300	0	330
FM RD	300	0	330
SPEC RD/BRIDGE	300	0	330
BELLVILLE ISD	300	0	330
BELLVILLE HOSP	300	0	330
AUSTIN CO PREC2	300	0	330

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,740	1,440	1,550		
FM RD	2,740	1,440	1,550		
SPEC RD/BRIDGE	2,740	1,440	1,550		
BELLVILLE ISD	2,740	1,440	1,550		
BELLVILLE HOSP	2,740	1,440	1,550		
AUSTIN CO PREC2	2,740	1,440	1,550		