

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

KALB HEATHER M
% LERETA LLC
901 CORPORATE CENTER DRIVE
POMONA CA 91768



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:	506477 623
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	5,070	1,570	Lease: 1096 Type: REAL Owner #: 506477
FM RD	5,070	1,570	Legal: MUELLER A
SPEC RD/BRIDGE	5,070	1,570	ENHANCED ENERGY
BELLVILLE ISD	5,070	1,570	AB 101 W C WHITE SUR
BELLVILLE HOSP	5,070	1,570	RRC 27890
AUSTIN CO PREC1	5,070	1,570	Agent: 291
.004340 Royalty Interest			
Category: G1			
Railroad #: 27890			
HB1984: The Appraised value of \$1,570 in 2026 as compared to \$1,260 in 2021 is a 24.60% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	4,020	0	1,570
FM RD	4,020	0	1,570
SPEC RD/BRIDGE	4,020	0	1,570
BELLVILLE ISD	4,020	0	1,570
BELLVILLE HOSP	4,020	0	1,570
AUSTIN CO PREC1	4,020	0	1,570

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 1,450	1,190	Lease: 1300 Type: REAL Owner #: 506477
FM RD	C 1,450	1,190	Legal: RB MIOCENE UNIT #3 TR 1
SPEC RD/BRIDGE	C 1,450	1,190	ENHANCED ENERGY
BELLVILLE ISD	C 1,450	1,190	AB 101 W C WHITE SUR
BELLVILLE HOSP	C 1,450	1,190	RRC 27902
AUSTIN CO PREC1	C 1,450	1,190	Agent: 291
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.004340 Royalty Interest
HB1984: The Appraised value of \$1,190 in 2026 as compared to \$250 in 2021 is a 376.00% increase.			Category: G1
			Railroad #: 27902
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	260	880	310
FM RD	260	880	310
SPEC RD/BRIDGE	260	880	310
BELLVILLE ISD	260	880	310
BELLVILLE HOSP	260	880	310
AUSTIN CO PREC1	260	880	310

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 1,190	1,110	Lease: 600346 Type: REAL Owner #: 506477
FM RD	C 1,190	1,110	Legal: WATERFLOOD UNIT #1 TR 16
SPEC RD/BRIDGE	C 1,190	1,110	ENHANCED ENERGY
BELLVILLE ISD	C 1,190	1,110	AB 101 W C WHITE SUR
BELLVILLE HOSP	C 1,190	1,110	RRC 8909
AUSTIN CO PREC1	C 1,190	1,110	Agent: 291
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.004342 Royalty Interest
HB1984: The Appraised value of \$1,110 in 2026 as compared to \$150 in 2021 is a 640.00% increase.			Category: G1
			Railroad #: 8909
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	550	450	660
FM RD	550	450	660
SPEC RD/BRIDGE	550	450	660
BELLVILLE ISD	550	450	660
BELLVILLE HOSP	550	450	660
AUSTIN CO PREC1	550	450	660

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 1,150	3,630	Lease: 600769 Type: REAL Owner #: 506477
FM RD	C 1,150	3,630	Legal: MUELLER A W#15
SPEC RD/BRIDGE	C 1,150	3,630	ENHANCED ENERGY
BELLVILLE ISD	C 1,150	3,630	AB 101 W C WHITE SUR
BELLVILLE HOSP	C 1,150	3,630	RRC #28069
AUSTIN CO PREC1	C 1,150	3,630	Agent: 291
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.004340 Royalty Interest
No 2021 Hist			Category: G1
			Railroad #: 28069
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,150	2,250	1,380
FM RD	1,150	2,250	1,380
SPEC RD/BRIDGE	1,150	2,250	1,380
BELLVILLE ISD	1,150	2,250	1,380
BELLVILLE HOSP	1,150	2,250	1,380
AUSTIN CO PREC1	1,150	2,250	1,380

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	5,980	3,580	3,920		
FM RD	5,980	3,580	3,920		
SPEC RD/BRIDGE	5,980	3,580	3,920		
BELLVILLE ISD	5,980	3,580	3,920		
BELLVILLE HOSP	5,980	3,580	3,920		
AUSTIN CO PREC1	5,980	3,580	3,920		

