

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

SCHOMBURG TROY
PO BOX 147
NEW ULM TX 78950-0147



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:	506959 1069
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	C 330	650	Lease: 600463 Type: REAL Owner #: 506959
FM RD	C 330	650	Legal: GLAESER UNIT W#1
SPEC RD/BRIDGE	C 330	650	MAGNOLIA OIL & GAS
BELLVILLE ISD	C 330	650	AB 60 E M KUYKENDALL
BELLVILLE HOSP	C 330	650	RRC 169525
AUSTIN CO PREC2	C 330	650	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.006373 Royalty Interest
HB1984: The Appraised value of \$650 in 2026 as compared to \$180 in 2021 is a 261.11% increase.			Category: G1
			Railroad #: 169525
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	330	250	400
FM RD	330	250	400
SPEC RD/BRIDGE	330	250	400
BELLVILLE ISD	330	250	400
BELLVILLE HOSP	330	250	400
AUSTIN CO PREC2	330	250	400

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 790	1,490	Lease: 600581 Type: REAL Owner #: 506959
FM RD	C 790	1,490	Legal: GLAESER UNIT W#2
SPEC RD/BRIDGE	C 790	1,490	MAGNOLIA OIL & GAS
BELLVILLE ISD	C 790	1,490	AB 60 E M KUYKENDALL
BELLVILLE HOSP	C 790	1,490	RRC 203319
AUSTIN CO PREC2	C 790	1,490	.006373 Royalty Interest Category: G1 Railroad #: 203319
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$1,490 in 2026 as compared to \$350 in 2021 is a 325.71% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	310	1,120	370
FM RD	310	1,120	370
SPEC RD/BRIDGE	310	1,120	370
BELLVILLE ISD	310	1,120	370
BELLVILLE HOSP	310	1,120	370
AUSTIN CO PREC2	310	1,120	370

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable
COUNTY	640	1,370	770
FM RD	640	1,370	770
SPEC RD/BRIDGE	640	1,370	770
BELLVILLE ISD	640	1,370	770
BELLVILLE HOSP	640	1,370	770
AUSTIN CO PREC2	640	1,370	770