

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

YEH MEILIE
12211 SWEETWATER CT
STAFFORD TX 77477-2269

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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: 507912 1375

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 1,020	780	Lease: 600698 Type: REAL Owner #: 507912
FM RD	C 1,020	780	Legal: SCHULZ-MUENCH
SPEC RD/BRIDGE	C 1,020	780	STRAND ENERGY LC
BELLVILLE ISD	C 770	600	AB 304 JAMES TYLER SUR
COLUMBUS ISD G	C 240	190	RRC 25599 25954 262987
BELLVILLE HOSP	C 770	600	
AUSTIN CO PREC2	C 1,020	780	.000340 Override Royalty
			Category: G1
			Railroad #: 25954
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED			
HB1984: The Appraised value of \$780 in 2026 as compared to \$130 in 2021 is a 500.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	260	470	310
FM RD	260	470	310
SPEC RD/BRIDGE	260	470	310
BELLVILLE ISD	200	290	310
COLUMBUS ISD	0	190	0
BELLVILLE HOSP	200	290	310
AUSTIN CO PREC2	260	470	310

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 2,290	1,940	Lease: 600732 Type: REAL Owner #: 507912
FM RD	C 2,290	1,940	Legal: G.C. YELDERMAN W#2
SPEC RD/BRIDGE	C 2,290	1,940	STRAND ENERGY LC
BELLVILLE ISD	C 2,290	1,940	AB 243 KUYKENDALL, A
BELLVILLE HOSP	C 2,290	1,940	RRC 24911
AUSTIN CO PREC2	C 2,290	1,940	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.000688 Override Royalty
HB1984: The Appraised value of \$1,940 in 2026 as compared to \$310 in 2021 is a 525.81% increase.			Category: G1
			Railroad #: 24911
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,540	90	1,850
FM RD	1,540	90	1,850
SPEC RD/BRIDGE	1,540	90	1,850
BELLVILLE ISD	1,540	90	1,850
BELLVILLE HOSP	1,540	90	1,850
AUSTIN CO PREC2	1,540	90	1,850

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	2,510	2,210	Lease: 600752 Type: REAL Owner #: 507912
FM RD	2,510	2,210	Legal: BLEZINGER W #4 & #5
SPEC RD/BRIDGE	2,510	2,210	STRAND ENERGY
BELLVILLE ISD	2,510	2,210	AB 314 F WRIGHT SUR
BELLVILLE HOSP	2,510	2,210	RRC 27934
AUSTIN CO PREC2	2,510	2,210	
HB1984: The Appraised value of \$2,210 in 2026 as compared to \$120 in 2021 is a 1741.67% increase.			.001200 Override Royalty
			Category: G1
			Railroad #: 27934
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	2,290	0	2,210
FM RD	2,290	0	2,210
SPEC RD/BRIDGE	2,290	0	2,210
BELLVILLE ISD	2,290	0	2,210
BELLVILLE HOSP	2,290	0	2,210
AUSTIN CO PREC2	2,290	0	2,210

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 760	850	Lease: 600761 Type: REAL Owner #: 507912
BELLVILLE ISD	C 760	850	Legal: RICHTER-LOEWE W#4
FM RD	C 760	850	STRAND ENERGY LC
SPEC RD/BRIDGE	C 760	850	AB 314 WRIGHT HRS F
BELLVILLE HOSP	C 760	850	RRC#290660
AUSTIN CO PREC2	C 760	850	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.001200 Override Royalty
No 2021 Hist			Category: G1
			Railroad #: 290660
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	100	730	120
BELLVILLE ISD	100	730	120
FM RD	100	730	120
SPEC RD/BRIDGE	100	730	120
BELLVILLE HOSP	100	730	120
AUSTIN CO PREC2	100	730	120

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	4,190	1,290	4,490		
FM RD	4,190	1,290	4,490		
SPEC RD/BRIDGE	4,190	1,290	4,490		
BELLVILLE ISD	4,130	1,110	4,490		
COLUMBUS ISD	0	190	0		
BELLVILLE HOSP	4,130	1,110	4,490		
AUSTIN CO PREC2	4,190	1,290	4,490		

