

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

SHEH KATHRYN
844 W ALPINE AVENUE
STOCKTON CA 95204

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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: 508106 1109

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	7,580	46,940	Lease: 1135	Type: REAL Owner #: 508106
FM RD	C	7,580	46,940	Legal: HELLMUTH SARAH E W#23	
SPEC RD/BRIDGE	C	7,580	46,940	ENHANCED ENERGY	
BELLVILLE ISD	C	7,580	46,940	AB 46 WILLIAM HARVEY SUR	
BELLVILLE HOSP	C	7,580	46,940	RRC 10017 & 27892	
AUSTIN CO PREC1	C	7,580	46,940		
				.009114 Royalty Interest	
				Category: G1	
				Railroad #: 10017	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$46,940 in 2026 as compared to \$140 in 2021 is a 33428.57% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	530	46,300	640		
FM RD	530	46,300	640		
SPEC RD/BRIDGE	530	46,300	640		
BELLVILLE ISD	530	46,300	640		
BELLVILLE HOSP	530	46,300	640		
AUSTIN CO PREC1	530	46,300	640		

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 160	150	Lease: 600357 Type: REAL Owner #: 508106
FM RD	C 160	150	Legal: WATERFLOOD UNIT #1 TR 27
SPEC RD/BRIDGE	C 160	150	ENHANCED ENERGY
BELLVILLE ISD	C 160	150	AB 101 W C WHITE SUR
BELLVILLE HOSP	C 160	150	RRC 8909
AUSTIN CO PREC1	C 160	150	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.006076 Royalty Interest
HB1984: The Appraised value of \$150 in 2026 as compared to \$20 in 2021 is a 650.00% increase.			Category: G1
			Railroad #: 8909
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	70	60	90
FM RD	70	60	90
SPEC RD/BRIDGE	70	60	90
BELLVILLE ISD	70	60	90
BELLVILLE HOSP	70	60	90
AUSTIN CO PREC1	70	60	90

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 3,580	3,340	Lease: 600358 Type: REAL Owner #: 508106
FM RD	C 3,580	3,340	Legal: WATERFLOOD UNIT #1 TR 28
SPEC RD/BRIDGE	C 3,580	3,340	ENHANCED ENERGY
BELLVILLE ISD	C 3,580	3,340	AB 101 W C WHITE SUR
BELLVILLE HOSP	C 3,580	3,340	RRC 8909
AUSTIN CO PREC1	C 3,580	3,340	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.009114 Royalty Interest
HB1984: The Appraised value of \$3,340 in 2026 as compared to \$440 in 2021 is a 659.09% increase.			Category: G1
			Railroad #: 8909
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,640	1,370	1,970
FM RD	1,640	1,370	1,970
SPEC RD/BRIDGE	1,640	1,370	1,970
BELLVILLE ISD	1,640	1,370	1,970
BELLVILLE HOSP	1,640	1,370	1,970
AUSTIN CO PREC1	1,640	1,370	1,970

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	1,310	830	Lease: 600430 Type: REAL Owner #: 508106
FM RD	1,310	830	Legal: WILSON OLLIE W#12
SPEC RD/BRIDGE	1,310	830	BEAR CREEK ENERGY
BELLVILLE ISD	1,310	830	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	1,310	830	RRC 22132
AUSTIN CO PREC1	1,310	830	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.008102 Royalty Interest
HB1984: The Appraised value of \$830 in 2026 as compared to \$820 in 2021 is a 1.22% increase.			Category: G1
			Railroad #: 22132
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	760	0	830
FM RD	760	0	830
SPEC RD/BRIDGE	760	0	830
BELLVILLE ISD	760	0	830
BELLVILLE HOSP	760	0	830
AUSTIN CO PREC1	760	0	830

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	300	160	Lease: 600438 Type: REAL Owner #: 508106
FM RD	300	160	Legal: WILSON OLLIE W#16
SPEC RD/BRIDGE	300	160	BEAR CREEK ENERGY
BELLVILLE ISD	300	160	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	300	160	RRC 22292
AUSTIN CO PREC1	300	160	
HB1984: The Appraised value of \$160 in 2026 as compared to \$30 in 2021 is a 433.33% increase.			.008102 Royalty Interest Category: G1 Railroad #: 22292
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	190	0	160
FM RD	190	0	160
SPEC RD/BRIDGE	190	0	160
BELLVILLE ISD	190	0	160
BELLVILLE HOSP	190	0	160
AUSTIN CO PREC1	190	0	160

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	1,130	890	Lease: 600447 Type: REAL Owner #: 508106
FM RD	1,130	890	Legal: WILSON W#19
SPEC RD/BRIDGE	1,130	890	BEAR CREEK ENERGY
BELLVILLE ISD	1,130	890	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	1,130	890	RRC 22895
AUSTIN CO PREC1	1,130	890	
HB1984: The Appraised value of \$890 in 2026 as compared to \$750 in 2021 is a 18.67% increase.			.008102 Royalty Interest Category: G1 Railroad #: 22895
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,130	0	890
FM RD	1,130	0	890
SPEC RD/BRIDGE	1,130	0	890
BELLVILLE ISD	1,130	0	890
BELLVILLE HOSP	1,130	0	890
AUSTIN CO PREC1	1,130	0	890

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	1,690	970	Lease: 600456 Type: REAL Owner #: 508106
BELLVILLE ISD	1,690	970	Legal: WILSON OLLIE W#1
FM RD	1,690	970	BEAR CREEK ENERGY
SPEC RD/BRIDGE	1,690	970	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	1,690	970	RRC 19750
AUSTIN CO PREC1	1,690	970	
HB1984: The Appraised value of \$970 in 2026 as compared to \$60 in 2021 is a 1516.67% increase.			.008102 Royalty Interest Category: G1 Railroad #: 19750
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	860	0	970
BELLVILLE ISD	860	0	970
FM RD	860	0	970
SPEC RD/BRIDGE	860	0	970
BELLVILLE HOSP	860	0	970
AUSTIN CO PREC1	860	0	970

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	2,540	1,450	Lease: 600457 Type: REAL Owner #: 508106
BELLVILLE ISD	2,540	1,450	Legal: WILSON OLLIE W#7 & 15
FM RD	2,540	1,450	BEAR CREEK ENERGY
SPEC RD/BRIDGE	2,540	1,450	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	2,540	1,450	RRC 19750
AUSTIN CO PREC1	2,540	1,450	
HB1984: The Appraised value of \$1,450 in 2026 as compared to \$90 in 2021 is a 1511.11% increase.			.008102 Royalty Interest Category: G1 Railroad #: 19750
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,300	0	1,450
BELLVILLE ISD	1,300	0	1,450
FM RD	1,300	0	1,450
SPEC RD/BRIDGE	1,300	0	1,450
BELLVILLE HOSP	1,300	0	1,450
AUSTIN CO PREC1	1,300	0	1,450

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	180	110	Lease: 600648 Type: REAL Owner #: 508106
FM RD	180	110	Legal: WILSON OLLIE W#2A
SPEC RD/BRIDGE	180	110	BEAR CREEK ENERGY
BELLVILLE ISD	180	110	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	180	110	RRC 23602
AUSTIN CO PREC1	180	110	
No 2021 Hist			.008102 Royalty Interest Category: G1 Railroad #: 23602
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	180	0	110
FM RD	180	0	110
SPEC RD/BRIDGE	180	0	110
BELLVILLE ISD	180	0	110
BELLVILLE HOSP	180	0	110
AUSTIN CO PREC1	180	0	110

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	5,200	2,690	Lease: 600679 Type: REAL Owner #: 508106
FM RD	5,200	2,690	Legal: STEVENS NO.1 OIL UNIT W25
SPEC RD/BRIDGE	5,200	2,690	ENHANCED ENERGY
BELLVILLE ISD	5,200	2,690	AB 46 WILLIAM HARVEY SUR
BELLVILLE HOSP	5,200	2,690	RRC 25320
AUSTIN CO PREC1	5,200	2,690	
HB1984: The Appraised value of \$2,690 in 2026 as compared to \$1,960 in 2021 is a 37.24% increase.			.004557 Royalty Interest Category: G1 Railroad #: 25320
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	3,560	0	2,690
FM RD	3,560	0	2,690
SPEC RD/BRIDGE	3,560	0	2,690
BELLVILLE ISD	3,560	0	2,690
BELLVILLE HOSP	3,560	0	2,690
AUSTIN CO PREC1	3,560	0	2,690

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	220	250	Lease: 600784 Type: REAL Owner #: 508106
FM RD	220	250	Legal: WILSON OLLIE W#7
SPEC RD/BRIDGE	220	250	BEAR CREEK ENERGY LL
BELLVILLE ISD	220	250	AB 46 HARVEY W
BELLVILLE HOSP	220	250	API 015-30649
AUSTIN CO PREC1	220	250	
No 2021 Hist			.008102 Royalty Interest Category: G1 Railroad #: 22353

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	220	0	250		
FM RD	220	0	250		
SPEC RD/BRIDGE	220	0	250		
BELLVILLE ISD	220	0	250		
BELLVILLE HOSP	220	0	250		
AUSTIN CO PREC1	220	0	250		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	10,440	47,730	10,050		
FM RD	10,440	47,730	10,050		
SPEC RD/BRIDGE	10,440	47,730	10,050		
BELLVILLE ISD	10,440	47,730	10,050		
BELLVILLE HOSP	10,440	47,730	10,050		
AUSTIN CO PREC1	10,440	47,730	10,050		

