

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

GILKISON MARGARET ELIZABETH
3332 PATTON STREET
EAU CLAIRE WI 54701

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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: 508291 401

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		270	Lease: 600591 Type: REAL Owner #: 508291
FM RD		270	Legal: HINTZ ESTATE WH1
SPEC RD/BRIDGE		270	MAGNUM PRODUCING LP
SEALY ISD		270	AB 364 G T ALLEN SUR
AUSTIN CO PREC3		200	RRC 199834
AUSTIN CO PREC4	G	70	
AUST CO ESD #2		270	.002500 Override Royalty
HB1984: The Appraised value of \$270 in 2026 as compared to \$210 in 2021 is a 28.57% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	0	0	270
FM RD	0	0	270
SPEC RD/BRIDGE	0	0	270
SEALY ISD	0	0	270
AUSTIN CO PREC3	0	0	200
AUSTIN CO PREC4	0	70	0
AUST CO ESD #2	0	0	270

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 350	920	Lease: 600638 Type: REAL Owner #: 508291
SEALY ISD		C 350	920	Legal: HINTZ ESTATE A W#1
AUST CO ESD #2		C 350	920	MAGNUM PRODUCING LP
FM RD		C 350	920	AB 364 H&TC RR CO
SPEC RD/BRIDGE		C 350	920	RRC 217825
AUSTIN CO PREC3		C 260	690	
AUSTIN CO PREC4	G	C 90	230	.002500 Override Royalty
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				Category: G1
HB1984: The Appraised value of \$920 in 2026 as compared to \$110 in 2021 is a 736.36% increase.				Railroad #: 217825
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	350	500	420	
SEALY ISD	350	500	420	
AUST CO ESD #2	350	500	420	
FM RD	350	500	420	
SPEC RD/BRIDGE	350	500	420	
AUSTIN CO PREC3	260	380	310	
AUSTIN CO PREC4	0	230	0	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	350	500	690		
FM RD	350	500	690		
SPEC RD/BRIDGE	350	500	690		
SEALY ISD	350	500	690		
AUSTIN CO PREC3	260	380	510		
AUSTIN CO PREC4	0	300	0		
AUST CO ESD #2	350	500	690		