

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

VERDUN OIL & GAS LLC
% KE ANDREWS & COMPANY
2424 RIDGE ROAD
ROCKWALL TX 75087



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:	508342 1255
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 75,140	3,332,780	Lease: 600757 Type: REAL Owner #: 508342
FM RD	C 75,140	3,332,780	Legal: BELLEAU WOOD WH1H
SPEC RD/BRIDGE	C 75,140	3,332,780	VERDUN OIL & GAS LLC
BELLVILLE ISD	C 75,140	3,332,780	AB 96 SUTHERLAND W
BELLVILLE HOSP	C 75,140	3,332,780	
AUSTIN CO PREC2	C 75,140	3,332,780	Agent: 040
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			.793677 Working Interest
HB1984: The Appraised value of \$3,332,780 in 2026 as compared to \$1,823,750 in 2021 is a 82.74% increase.			Category: G1
			Railroad #: 288823
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	75,140	3,242,610	90,170
FM RD	75,140	3,242,610	90,170
SPEC RD/BRIDGE	75,140	3,242,610	90,170
BELLVILLE ISD	75,140	3,242,610	90,170
BELLVILLE HOSP	75,140	3,242,610	90,170
AUSTIN CO PREC2	75,140	3,242,610	90,170

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 FM RD SPEC RD/BRIDGE BELLVILLE ISD BELLVILLE HOSP AUSTIN CO PREC2	C 14,210 C 14,210 C 14,210 C 14,210 C 14,210 C 14,210	2,878,520 2,878,520 2,878,520 2,878,520 2,878,520 2,878,520	Lease: 600758 Type: REAL Owner #: 508342 Legal: SAINT-MIHIEL W#1H VERDUN OIL & GAS LLC AB 96 SUTHERLAND W RRC 289148 .781969 Working Interest Category: G1 Railroad #: 289148 Agent: 040
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$2,878,520 in 2026 as compared to \$1,904,440 in 2021 is a 51.15% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY FM RD SPEC RD/BRIDGE BELLVILLE ISD BELLVILLE HOSP AUSTIN CO PREC2	14,210 14,210 14,210 14,210 14,210 14,210	2,861,470 2,861,470 2,861,470 2,861,470 2,861,470 2,861,470	17,050 17,050 17,050 17,050 17,050 17,050

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY FM RD SPEC RD/BRIDGE BELLVILLE ISD BELLVILLE HOSP	1,870,640 1,870,640 1,870,640 1,870,640 1,870,640	5,685,860 5,685,860 5,685,860 5,685,860 5,685,860	Lease: 600766 Type: REAL Owner #: 508342 Legal: GALLIPOLI W#1H VERDUN OIL & GAS LLC AB 96 SUTHERLAND W RRC 292926 .780179 Working Interest Category: G1 Railroad #: 292926 Agent: 040
No 2021 Hist			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY FM RD SPEC RD/BRIDGE BELLVILLE ISD BELLVILLE HOSP	1,870,640 1,870,640 1,870,640 1,870,640 1,870,640	0 0 0 0 0	5,685,860 5,685,860 5,685,860 5,685,860 5,685,860

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY FM RD SPEC RD/BRIDGE BELLVILLE ISD BELLVILLE HOSP	548,310 548,310 548,310 548,310 548,310	5,421,920 5,421,920 5,421,920 5,421,920 5,421,920	Lease: 600767 Type: REAL Owner #: 508342 Legal: TANNENBERG W#1H VERDUN OIL & GAS LLC AB 96 SUTHERLAND W AUSTIN 92% FAYETTE 8% .767458 Working Interest Category: G1 Railroad #: 296419 Agent: 040
No 2021 Hist			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY FM RD SPEC RD/BRIDGE BELLVILLE ISD BELLVILLE HOSP	548,310 548,310 548,310 548,310 548,310	0 0 0 0 0	5,421,920 5,421,920 5,421,920 5,421,920 5,421,920

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		C 120,190	1,734,090	Lease: 600768	Type: REAL Owner #: 508342
FM RD		C 120,190	1,734,090	Legal: PASSCHENDAELE W#1H	
SPEC RD/BRIDGE		C 120,190	1,734,090	VERDUN OIL & GAS LLC	
BELLVILLE ISD		C 120,190	1,734,090	AB 94 SHEPHERD FAY75% AUS25%	
BELLVILLE HOSP		C 120,190	1,734,090	DP 872718 RTCISD 55% FISD 20%	Agent: 040
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				.790313 Working Interest	
No 2021 Hist				Category: G1	
				Railroad #: 297014	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	120,190	1,589,860	144,230		
FM RD	120,190	1,589,860	144,230		
SPEC RD/BRIDGE	120,190	1,589,860	144,230		
BELLVILLE ISD	120,190	1,589,860	144,230		
BELLVILLE HOSP	120,190	1,589,860	144,230		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		2,543,950	2,740,490	Lease: 600770	Type: REAL Owner #: 508342
FM RD		2,543,950	2,740,490	Legal: SAINT-MIHIEL W#2H	
SPEC RD/BRIDGE		2,543,950	2,740,490	VERDUN OIL & GAS	
BELLVILLE ISD		2,543,950	2,740,490	AB 96 SUTHERLAND, W	
BELLVILLE HOSP		2,543,950	2,740,490	RRC #296092	Agent: 040
AUSTIN CO PREC2		2,543,950	2,740,490	.781969 Working Interest	
No 2021 Hist				Category: G1	
				Railroad #: 296092	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	1,737,850	0	2,740,490		
FM RD	1,737,850	0	2,740,490		
SPEC RD/BRIDGE	1,737,850	0	2,740,490		
BELLVILLE ISD	1,737,850	0	2,740,490		
BELLVILLE HOSP	1,737,850	0	2,740,490		
AUSTIN CO PREC2	1,737,850	0	2,740,490		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		C 501,370	895,500	Lease: 600771	Type: REAL Owner #: 508342
FM RD		C 501,370	895,500	Legal: CANTIGNY W#2H	
SPEC RD/BRIDGE		C 501,370	895,500	VERDUN OIL & GAS LLC	
BELLVILLE ISD		C 501,370	895,500	AB 96 SUTHERLAND, W	
BELLVILLE HOSP		C 501,370	895,500	PERMIT #880581	Agent: 040
AUSTIN CO PREC2		C 501,370	895,500	.788958 Working Interest	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				Category: G1	
No 2021 Hist				Railroad #: 296148	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	305,710	293,860	601,640		
FM RD	305,710	293,860	601,640		
SPEC RD/BRIDGE	305,710	293,860	601,640		
BELLVILLE ISD	305,710	293,860	601,640		
BELLVILLE HOSP	305,710	293,860	601,640		
AUSTIN CO PREC2	305,710	293,860	601,640		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		£,640,860	3,483,350	Lease: 600773	Type: REAL Owner #: 508342
FM RD		£,640,860	3,483,350	Legal: TANNENBERG W#2H	
SPEC RD/BRIDGE		£,640,860	3,483,350	VERDUN OIL & GAS LLC	
BELLVILLE ISD		£,640,860	3,483,350	AB 86 SHELBY, D	
BELLVILLE HOSP		£,640,860	3,483,350	RRC #295976	
AUSTIN CO PREC2		£,640,860	3,483,350		Agent: 040
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				.767458 Working Interest	
No 2021 Hist				Category: G1	
				Railroad #: 295976	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	1,466,400	1,514,320	1,969,030		
FM RD	1,466,400	1,514,320	1,969,030		
SPEC RD/BRIDGE	1,466,400	1,514,320	1,969,030		
BELLVILLE ISD	1,466,400	1,514,320	1,969,030		
BELLVILLE HOSP	1,466,400	1,514,320	1,969,030		
AUSTIN CO PREC2	1,466,400	1,514,320	1,969,030		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		C 761,980	1,218,660	Lease: 600774	Type: REAL Owner #: 508342
FM RD		C 761,980	1,218,660	Legal: PASSCHENDAELE W#2H	
SPEC RD/BRIDGE		C 761,980	1,218,660	VERDUN OIL & GAS LLC	
BELLVILLE ISD		C 761,980	1,218,660	AB 96 SUTHERLAND W AUS 25%	
BELLVILLE HOSP		C 761,980	1,218,660	FAY 75% BELL 25% R-T 55% FY20%	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				.790313 Working Interest	Agent: 040
No 2021 Hist				Category: G1	
				Railroad #: 296095	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	371,786	304,280	914,380		
FM RD	371,786	304,280	914,380		
SPEC RD/BRIDGE	371,786	304,280	914,380		
BELLVILLE ISD	371,786	304,280	914,380		
BELLVILLE HOSP	371,786	304,280	914,380		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		1,870	1,289,980	Lease: 600775	Type: REAL Owner #: 508342
FM RD		1,870	1,289,980	Legal: CANTIGNY W#1H	
SPEC RD/BRIDGE		1,870	1,289,980	VERDUN OIL & GAS LLC	
BELLVILLE ISD		1,870	1,289,980	AB 96 SHEPHERD W W	AUS@24%
BELLVILLE HOSP		1,870	1,289,980	RRC 296090	FAY@76%
AUSTIN CO PREC2		1,870	1,289,980		Agent: 040
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				.788958 Working Interest	
No 2021 Hist				Category: G1	
				Railroad #: 296090	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	1,870	0	1,289,980		
FM RD	1,870	0	1,289,980		
SPEC RD/BRIDGE	1,870	0	1,289,980		
BELLVILLE ISD	1,870	0	1,289,980		
BELLVILLE HOSP	1,870	0	1,289,980		
AUSTIN CO PREC2	1,870	0	1,289,980		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		2,507,980	1,378,570	Lease: 600776	Type: REAL	Owner #: 508342
FM RD		2,507,980	1,378,570	Legal: YPRES UNIT W#1H		
SPEC RD/BRIDGE		2,507,980	1,378,570	VERDUN OIL & GAS		
BRENHAM ISD		2,507,980	1,378,570	AB 25 CHEVES, H 45% AUS/55% WA		
AUSTIN CO PREC2		2,507,980	1,378,570	PERMIT #883310		
No 2021 Hist				.783795 Working Interest		Agent: 040
				Category: G1		
				Railroad #: 297348		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	150,760	0	1,378,570			
FM RD	150,760	0	1,378,570			
SPEC RD/BRIDGE	150,760	0	1,378,570			
BRENHAM ISD	150,760	0	1,378,570			
AUSTIN CO PREC2	150,760	0	1,378,570			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		241,930	94,540	Lease: 600777	Type: REAL	Owner #: 508342
FM RD		241,930	94,540	Legal: JUTLAND UNIT W#1H		
SPEC RD/BRIDGE		241,930	94,540	VERDUN OIL & GAS LLC		
BRENHAM ISD		241,930	94,540	AB 25 CHEVES H	3% AUSTIN	
AUSTIN CO PREC2		241,930	94,540	RRC 298089	97% WASH	
No 2021 Hist				.730369 Working Interest		Agent: 040
				Category: G1		
				Railroad #: 298089		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	15,280	0	94,540			
FM RD	15,280	0	94,540			
SPEC RD/BRIDGE	15,280	0	94,540			
BRENHAM ISD	15,280	0	94,540			
AUSTIN CO PREC2	15,280	0	94,540			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		2,460,460	1,984,880	Lease: 600780	Type: REAL	Owner #: 508342
FM RD		2,460,460	1,984,880	Legal: VIMY RIDGE UNIT W#1H		
SPEC RD/BRIDGE		2,460,460	1,984,880	VERDUN OIL & GAS LLC		
BELLVILLE ISD		160,470	129,450	AB 25 CHEVES H	92% AUS	
BRENHAM ISD		2,299,990	1,855,430	RRC 298122	8% WAS	
BELLVILLE HOSP		160,470	129,450			Agent: 040
AUSTIN CO PREC2		2,460,460	1,984,880	.782467 Working Interest		
No 2021 Hist				Category: G1		
				Railroad #: 298122		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	2,460,460	0	1,984,880			
FM RD	2,460,460	0	1,984,880			
SPEC RD/BRIDGE	2,460,460	0	1,984,880			
BELLVILLE ISD	160,470	0	129,450			
BRENHAM ISD	2,299,990	0	1,855,430			
BELLVILLE HOSP	160,470	0	129,450			
AUSTIN CO PREC2	2,460,460	0	1,984,880			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY		4,046,570	17,420,820	Lease: 600783	Type: REAL
FM RD		4,046,570	17,420,820	Legal: MONS UNIT #1H	Owner #: 508342
SPEC RD/BRIDGE		4,046,570	17,420,820	VERDUN OIL & GAS LLC	
BRENHAM ISD		4,046,570	17,420,820	AB 25 CHEVES H	
AUSTIN CO PREC2		4,046,570	17,420,820	RRC 297969	
No 2021 Hist				.786043 Working Interest	Agent: 040
				Category: G1	
				Railroad #: 297969	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	4,046,570	0	17,420,820		
FM RD	4,046,570	0	17,420,820		
SPEC RD/BRIDGE	4,046,570	0	17,420,820		
BRENHAM ISD	4,046,570	0	17,420,820		
AUSTIN CO PREC2	4,046,570	0	17,420,820		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	13,185,176	9,806,400	39,753,560		
FM RD	13,185,176	9,806,400	39,753,560		
SPEC RD/BRIDGE	13,185,176	9,806,400	39,753,560		
BELLVILLE ISD	6,672,576	9,806,400	19,004,200		
BELLVILLE HOSP	6,672,576	9,806,400	19,004,200		
AUSTIN CO PREC2	10,274,250	7,912,260	27,587,170		
BRENHAM ISD	6,512,600	0	20,749,360		