

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

LUEDEKER GLENDA SUE & DAVID
10237 CR 415
NAVASOTA TX 77868



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:	508786 736
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	360	4,000	Lease: 600768 Type: REAL Owner #: 508786		
FM RD		C	360	4,000	Legal: PASSCHENDAELE W#1H		
SPEC RD/BRIDGE		C	360	4,000	VERDUN OIL & GAS LLC		
BELLVILLE ISD		C	360	4,000	AB 94 SHEPHERD FAY75% AUS25%		
BELLVILLE HOSP		C	360	4,000	DP 872718 RTCISD 55% FISD 20%		
					.001623 Royalty Interest		
					Category: G1		
					Railroad #: 297014		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2021 Hist							
Taxing Units		Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		360		3,570	430		
FM RD		360		3,570	430		
SPEC RD/BRIDGE		360		3,570	430		
BELLVILLE ISD		360		3,570	430		
BELLVILLE HOSP		360		3,570	430		

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	1,300	2,900	Lease: 600771	Type: REAL Owner #: 508786
FM RD	C	1,300	2,900	Legal: CANTIGNY W#2H	
SPEC RD/BRIDGE	C	1,300	2,900	VERDUN OIL & GAS LLC	
BELLVILLE ISD	C	1,300	2,900	AB 96 SUTHERLAND, W	
BELLVILLE HOSP	C	1,300	2,900	PERMIT #880581	
AUSTIN CO PREC2	C	1,300	2,900		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED		.001701 Royalty Interest	
No 2021 Hist				Category: G1	
				Railroad #: 296148	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	890	1,340	1,560		
FM RD	890	1,340	1,560		
SPEC RD/BRIDGE	890	1,340	1,560		
BELLVILLE ISD	890	1,340	1,560		
BELLVILLE HOSP	890	1,340	1,560		
AUSTIN CO PREC2	890	1,340	1,560		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY	C	1,750	3,630	Lease: 600774	Type: REAL Owner #: 508786
FM RD	C	1,750	3,630	Legal: PASSCHENDAELE W#2H	
SPEC RD/BRIDGE	C	1,750	3,630	VERDUN OIL & GAS LLC	
BELLVILLE ISD	C	1,750	3,630	AB 96 SUTHERLAND W AUS 25%	
BELLVILLE HOSP	C	1,750	3,630	FAY 75% BELL 25% R-T 55% FY20%	
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED		.001623 Royalty Interest	
No 2021 Hist				Category: G1	
				Railroad #: 296095	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	950	1,530	2,100		
FM RD	950	1,530	2,100		
SPEC RD/BRIDGE	950	1,530	2,100		
BELLVILLE ISD	950	1,530	2,100		
BELLVILLE HOSP	950	1,530	2,100		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION	
COUNTY			3,200	Lease: 600775	Type: REAL Owner #: 508786
FM RD			3,200	Legal: CANTIGNY W#1H	
SPEC RD/BRIDGE			3,200	VERDUN OIL & GAS LLC	
BELLVILLE ISD			3,200	AB 96 SHEPHERD W W	AUS@24%
BELLVILLE HOSP			3,200	RRC 296090	FAY@76%
AUSTIN CO PREC2			3,200		
No 2021 Hist				.001701 Royalty Interest	
				Category: G1	
				Railroad #: 296090	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	0	0	3,200		
FM RD	0	0	3,200		
SPEC RD/BRIDGE	0	0	3,200		
BELLVILLE ISD	0	0	3,200		
BELLVILLE HOSP	0	0	3,200		
AUSTIN CO PREC2	0	0	3,200		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,200	6,440	7,290		
FM RD	2,200	6,440	7,290		
SPEC RD/BRIDGE	2,200	6,440	7,290		
BELLVILLE ISD	2,200	6,440	7,290		
BELLVILLE HOSP	2,200	6,440	7,290		
AUSTIN CO PREC2	890	1,340	4,760		