

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

THE AVERILL LTD PARTNERSHIP
PO BOX 1727
VICTORIA TX 77902



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:	508804 1201
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	120	120	Lease: 600338 Type: REAL Owner #: 508804	
FM RD		C	120	120	Legal: WATERFLOOD UNIT #1 TR 3	
SPEC RD/BRIDGE		C	120	120	ENHANCED ENERGY	
BELLVILLE ISD		C	120	120	AB 101 W C WHITE SUR	
BELLVILLE HOSP		C	120	120	RRC 8909	
AUSTIN CO PREC1		C	120	120		
					.002519 Override Royalty	
					Category: G1	
					Railroad #: 8909	
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2021 Hist						
Taxing Units		Last Year's Taxable		Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		60		50	70	
FM RD		60		50	70	
SPEC RD/BRIDGE		60		50	70	
BELLVILLE ISD		60		50	70	
BELLVILLE HOSP		60		50	70	
AUSTIN CO PREC1		60		50	70	

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	3,820	12,080	Lease: 600769	Type: REAL	Owner #: 508804
FM RD	C	3,820	12,080	Legal: MUELLER A W#15		
SPEC RD/BRIDGE	C	3,820	12,080	ENHANCED ENERGY		
BELLVILLE ISD	C	3,820	12,080	AB 101 W C WHITE SUR		
BELLVILLE HOSP	C	3,820	12,080	RRC #28069		
AUSTIN CO PREC1	C	3,820	12,080			
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED		.014460 Override Royalty		
No 2021 Hist				Category: G1		
				Railroad #: 28069		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	3,820	7,500	4,580			
FM RD	3,820	7,500	4,580			
SPEC RD/BRIDGE	3,820	7,500	4,580			
BELLVILLE ISD	3,820	7,500	4,580			
BELLVILLE HOSP	3,820	7,500	4,580			
AUSTIN CO PREC1	3,820	7,500	4,580			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY			8,910	Lease: 600779	Type: REAL	Owner #: 508804
FM RD			8,910	Legal: BELLVILLE SCHOOL LAND W#24		
SPEC RD/BRIDGE			8,910	ENHANCED ENERGY		
BELLVILLE ISD			8,910	AB 101 WHITE, W.C SUR		
BELLVILLE HOSP			8,910	RRC 25710		
AUSTIN CO PREC1			8,910			
No 2021 Hist				.014460 Override Royalty		
				Category: G1		
				Railroad #: 25710		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	0	0	8,910			
FM RD	0	0	8,910			
SPEC RD/BRIDGE	0	0	8,910			
BELLVILLE ISD	0	0	8,910			
BELLVILLE HOSP	0	0	8,910			
AUSTIN CO PREC1	0	0	8,910			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		850	130	Lease: 600785	Type: REAL	Owner #: 508804
FM RD		850	130	Legal: WILSON, J W W#26		
SPEC RD/BRIDGE		850	130	ENHANCED ENERGY PART		
BELLVILLE ISD		850	130	AB 46 HARVEY WILLIAM		
BELLVILLE HOSP		850	130	RRC 27893		
AUSTIN CO PREC1		850	130			
No 2021 Hist				.002519 Override Royalty		
				Category: G1		
				Railroad #: 27893		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	850	0	130			
FM RD	850	0	130			
SPEC RD/BRIDGE	850	0	130			
BELLVILLE ISD	850	0	130			
BELLVILLE HOSP	850	0	130			
AUSTIN CO PREC1	850	0	130			

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	4,730	7,550	13,690		
FM RD	4,730	7,550	13,690		
SPEC RD/BRIDGE	4,730	7,550	13,690		
BELLVILLE ISD	4,730	7,550	13,690		
BELLVILLE HOSP	4,730	7,550	13,690		
AUSTIN CO PREC1	4,730	7,550	13,690		