

austincad@gmail.com

VRH 1933 LLC
540 TURKEY KNOB
BOERNE TX 78006

[illegible]

APPAISAL 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: 509317 1279
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	340	6,470	Lease: 600757 Type: REAL Owner #: 509317			
FM RD	C	340	6,470	Legal: BELLEAU WOOD W#1H			
SPEC RD/BRIDGE	C	340	6,470	VERDUN OIL & GAS LLC			
BELLVILLE ISD	C	340	6,470	AB 96 SUTHERLAND W			
BELLVILLE HOSP	C	340	6,470				
AUSTIN CO PREC2	C	340	6,470				
				.000974 Royalty Interest			
				Category: G1			
				Railroad #: 288823			
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2021 Hist							
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	340	6,060	410				
FM RD	340	6,060	410				
SPEC RD/BRIDGE	340	6,060	410				
BELLVILLE ISD	340	6,060	410				
BELLVILLE HOSP	340	6,060	410				
AUSTIN CO PREC2	340	6,060	410				

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, beginngg 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 40	4,320	Lease: 600758 Type: REAL Owner #: 509317
FM RD	C 40	4,320	Legal: SAINT-MIHIEL W#1H
SPEC RD/BRIDGE	C 40	4,320	VERDUN OIL & GAS LLC
BELLVILLE ISD	C 40	4,320	AB 96 SUTHERLAND W
BELLVILLE HOSP	C 40	4,320	RRC 289148
AUSTIN CO PREC2	C 40	4,320	
			.000750 Royalty Interest
			Category: G1
			Railroad #: 289148
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2021 Hist			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	40	4,270	50
FM RD	40	4,270	50
SPEC RD/BRIDGE	40	4,270	50
BELLVILLE ISD	40	4,270	50
BELLVILLE HOSP	40	4,270	50
AUSTIN CO PREC2	40	4,270	50

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 7,700	27,820	Lease: 600766 Type: REAL Owner #: 509317
FM RD	C 7,700	27,820	Legal: GALLIPOLI W#1H
SPEC RD/BRIDGE	C 7,700	27,820	VERDUN OIL & GAS LLC
BELLVILLE ISD	C 7,700	27,820	AB 96 SUTHERLAND W
BELLVILLE HOSP	C 7,700	27,820	RRC 292926
			.002733 Royalty Interest
			Category: G1
			Railroad #: 292926
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2021 Hist			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	7,700	18,580	9,240
FM RD	7,700	18,580	9,240
SPEC RD/BRIDGE	7,700	18,580	9,240
BELLVILLE ISD	7,700	18,580	9,240
BELLVILLE HOSP	7,700	18,580	9,240

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	C 7,160	52,660	Lease: 600767 Type: REAL Owner #: 509317
FM RD	C 7,160	52,660	Legal: TANNENBERG W#1H
SPEC RD/BRIDGE	C 7,160	52,660	VERDUN OIL & GAS LLC
BELLVILLE ISD	C 7,160	52,660	AB 96 SUTHERLAND W
BELLVILLE HOSP	C 7,160	52,660	AUSTIN 92% FAYETTE 8%
			.005394 Royalty Interest
			Category: G1
			Railroad #: 296419
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2021 Hist			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	7,160	44,070	8,590
FM RD	7,160	44,070	8,590
SPEC RD/BRIDGE	7,160	44,070	8,590
BELLVILLE ISD	7,160	44,070	8,590
BELLVILLE HOSP	7,160	44,070	8,590

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		C 2,780	3,930	Lease: 600770 Type: REAL Owner #: 509317		
FM RD		C 2,780	3,930	Legal: SAINT-MIHIEL W#2H		
SPEC RD/BRIDGE		C 2,780	3,930	VERDUN OIL & GAS		
BELLVILLE ISD		C 2,780	3,930	AB 96 SUTHERLAND, W		
BELLVILLE HOSP		C 2,780	3,930	RRC #296092		
AUSTIN CO PREC2		C 2,780	3,930	.000749 Royalty Interest		
				Category: G1		
				Railroad #: 296092		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2021 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		2,780	590	3,340		
FM RD		2,780	590	3,340		
SPEC RD/BRIDGE		2,780	590	3,340		
BELLVILLE ISD		2,780	590	3,340		
BELLVILLE HOSP		2,780	590	3,340		
AUSTIN CO PREC2		2,780	590	3,340		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
COUNTY		C 14,810	38,440	Lease: 600773 Type: REAL Owner #: 509317		
FM RD		C 14,810	38,440	Legal: TANNENBERG W#2H		
SPEC RD/BRIDGE		C 14,810	38,440	VERDUN OIL & GAS LLC		
BELLVILLE ISD		C 14,810	38,440	AB 86 SHELBY, D		
BELLVILLE HOSP		C 14,810	38,440	RRC #295976		
AUSTIN CO PREC2		C 14,810	38,440	.005398 Royalty Interest		
				Category: G1		
				Railroad #: 295976		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED				
No 2021 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		14,810	20,670	17,770		
FM RD		14,810	20,670	17,770		
SPEC RD/BRIDGE		14,810	20,670	17,770		
BELLVILLE ISD		14,810	20,670	17,770		
BELLVILLE HOSP		14,810	20,670	17,770		
AUSTIN CO PREC2		14,810	20,670	17,770		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	32,830	94,240	39,400		
FM RD	32,830	94,240	39,400		
SPEC RD/BRIDGE	32,830	94,240	39,400		
BELLVILLE ISD	32,830	94,240	39,400		
BELLVILLE HOSP	32,830	94,240	39,400		
AUSTIN CO PREC2	17,970	31,590	21,570		

