

This is NOT a Tax Statement **Notice Of Appraised Value** Do NOT Pay From This Notice

COKE CENTRAL APPRAISAL DIST
P O BOX 2
ROBERT LEE TEXAS 76945-0002

325-482-9188

dvernor@pandai.com

BLACKBURN SADIE GWIN
1030 POTOMAC DR STE 3
HOUSTON TX 77057-1916



APPRAISAL YEAR 2026
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/15/2026 AT: 9:00 AM
COKE COUNTY COURTHOUSE
2ND FLOOR WEST
FOR QUESTIONS, PLEASE CALL:
PRITCHARD & ABBOTT, INC
OIL & GAS: 325-482-9188
PERSONAL PROPERTY: 325-482-9188
Protest Deadline: 5-28-2026
ARB Hearing: 6-15-2026
Owner: 22600 44

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	
COKE COUNTY		C	1,260		4,390	Lease: 84500	Type: REAL Owner #: 22600
COKE CO FM & FC		C	1,260		4,390	Legal: HARRIS -12-	
COKE CO ESD		C	1,260		4,390	LAKESHORE OPERAT LLC	
ROBERT LEE I&S		C	1,260		4,390	A- 632 SEC 12 WINFIELD SCOTT	
ROBERT LEE M&O		C	1,260		4,390		
UNDERGR WATER		C	1,260		4,390		
WEST COKE HOSP		C	1,260		4,390	.031250 Royalty Interest	
						Category: G1	
						Railroad #: 12911	
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2021 Hist							
Taxing Units		Last Year's Taxable		Proposed Deductions		Proposed Taxable (Less Deductions)	
COKE COUNTY		1,260		2,880		1,510	
COKE CO FM & FC		1,260		2,880		1,510	
COKE CO ESD		1,260		2,880		1,510	
ROBERT LEE I&S		1,260		2,880		1,510	
ROBERT LEE M&O		1,260		2,880		1,510	
UNDERGR WATER		1,260		2,880		1,510	
WEST COKE HOSP		1,260		2,880		1,510	

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,

Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COKE COUNTY	C 3,700	2,150	Lease: 87000 Type: REAL Owner #: 22600
COKE CO FM & FC	C 3,700	2,150	Legal: HILL & HARRIS -4-
COKE CO ESD	3,700	2,150	LAKESHORE OPERAT LLC
ROBERT LEE I&S	C 3,700	2,150	A- 646 SNYDER&VON ROSEBERG S/4
ROBERT LEE M&O	C 3,700	2,150	RRC 6958
UNDERGR WATER	C 3,700	2,150	
WEST COKE HOSP	C 3,700	2,150	.031250 Royalty Interest
			Category: G1
			Railroad #: 6958
Deductions:	(C)=CIRCUIT BREAKER LIMITATION APPLIED		
	No 2021 Hist		

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COKE COUNTY	780	1,210	940		
COKE CO FM & FC	780	1,210	940		
COKE CO ESD	780	0	2,150		
ROBERT LEE I&S	780	1,210	940		
ROBERT LEE M&O	780	1,210	940		
UNDERGR WATER	780	1,210	940		
WEST COKE HOSP	780	1,210	940		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COKE COUNTY	479,590	366,870	Lease: 240159 Type: REAL Owner #: 22600
COKE CO FM & FC	479,590	366,870	Legal: R H HARRIS ESTATE #47
ROBERT LEE I&S	479,590	366,870	CITATION OIL & GAS
ROBERT LEE M&O	479,590	366,870	SEC 1 A-650
UNDERGR WATER	479,590	366,870	RRC #22285
WEST COKE HOSP	479,590	366,870	
COKE CO ESD	479,590	366,870	.031250 Royalty Interest
			Category: G1
			Railroad #: 22285
No 2021 Hist			

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COKE COUNTY	291,920	0	366,870		
COKE CO FM & FC	291,920	0	366,870		
ROBERT LEE I&S	291,920	0	366,870		
ROBERT LEE M&O	291,920	0	366,870		
UNDERGR WATER	291,920	0	366,870		
WEST COKE HOSP	291,920	0	366,870		
COKE CO ESD	291,920	0	366,870		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COKE COUNTY	293,960	4,090	369,320		
COKE CO FM & FC	293,960	4,090	369,320		
COKE CO ESD	293,960	2,880	370,530		
ROBERT LEE I&S	293,960	4,090	369,320		
ROBERT LEE M&O	293,960	4,090	369,320		
UNDERGR WATER	293,960	4,090	369,320		
WEST COKE HOSP	293,960	4,090	369,320		