

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

DALTON KATE MENIELLE  
40 MAISONS DR  
LITTLE ROCK      AR 72223-9017



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:      306158      100

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 13,660	21,270	Lease: 133300    Type: REAL    Owner #: 306158		
COKE CO FM & FC	C 13,660	21,270	Legal: MENIELLE L B #24		
COKE CO ESD	C 13,660	21,270	CITATION OIL & GAS		
ROBERT LEE I&S	C 13,660	21,270	A-1324 SEC 484 D ALLEN		
ROBERT LEE M&O	C 13,660	21,270	RRC 155941		
UNDERGR WATER	C 13,660	21,270			
WEST COKE HOSP	C 13,660	21,270	.003845 Royalty Interest		
			Category:        G1		
			Railroad #:        155941		
Deductions:            (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$21,270 in 2026 as compared to \$1,780 in 2021 is a 1094.94% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COKE COUNTY	13,660	4,880	16,390		
COKE CO FM & FC	13,660	4,880	16,390		
COKE CO ESD	13,660	4,880	16,390		
ROBERT LEE I&S	13,660	4,880	16,390		
ROBERT LEE M&O	13,660	4,880	16,390		
UNDERGR WATER	13,660	4,880	16,390		
WEST COKE HOSP	13,660	4,880	16,390		

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		220,070	158,550	Lease: 133400	Type: REAL      Owner #: 306158
COKE CO FM & FC		220,070	158,550	Legal: MENIELLE L B #25	
COKE CO ESD		220,070	158,550	CITATION OIL & GAS	
ROBERT LEE I&S		220,070	158,550	A-1324 SEC 484 D ALLEN	
ROBERT LEE M&O		220,070	158,550	RRC 13876	
UNDERGR WATER		220,070	158,550		
WEST COKE HOSP		220,070	158,550	.005724 Royalty Interest	
				Category: G1	
				Railroad #: 13876	
HB1984: The Appraised value of \$158,550 in 2026 as compared to \$53,740 in 2021 is a 195.03% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COKE COUNTY	220,070	0	158,550		
COKE CO FM & FC	220,070	0	158,550		
COKE CO ESD	220,070	0	158,550		
ROBERT LEE I&S	220,070	0	158,550		
ROBERT LEE M&O	220,070	0	158,550		
UNDERGR WATER	220,070	0	158,550		
WEST COKE HOSP	220,070	0	158,550		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COKE COUNTY	233,730	4,880	174,940		
COKE CO FM & FC	233,730	4,880	174,940		
COKE CO ESD	233,730	4,880	174,940		
ROBERT LEE I&S	233,730	4,880	174,940		
ROBERT LEE M&O	233,730	4,880	174,940		
UNDERGR WATER	233,730	4,880	174,940		
WEST COKE HOSP	233,730	4,880	174,940		