

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

KEY HOWARD W NON-EXEMPT TRUST  
CHARLES & HOWARD KEY-CO-TTEE  
12001 N CENTRAL EXPWY STE 1130  
DALLAS TX 75243



**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: 307661 214  
  
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	970	1,070	Lease: 240117 Type: REAL Owner #: 307661
BRONTE ISD		C	970	1,070	Legal: BRUNSON "C" #316
COKE CO FM & FC		C	970	1,070	T2S PERMIAN ACQUISIT
UNDERGR WATER		C	970	1,070	A- 134 EASTLAND N SEC 331
KICKAPOO WATER		C	970	1,070	RRC 18102 API 42-081-31953
EAST COKE HOSP		C	970	1,070	
COKE CO ESD			970	1,070	.001953 Royalty Interest
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED			Category: G1
		No 2021 Hist			Railroad #: 18102
Taxing Units	Last Year's Taxable	Proposed Deductions		Proposed Taxable (Less Deductions)	
COKE COUNTY	550	410		660	
BRONTE ISD	550	410		660	
COKE CO FM & FC	550	410		660	
UNDERGR WATER	550	410		660	
KICKAPOO WATER	550	410		660	
EAST COKE HOSP	550	410		660	
COKE CO ESD	550	0		1,070	

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	210	70	Lease: 240127 Type: REAL Owner #: 307661
BRONTE ISD	210	70	Legal: CAMBRIAN UNIT
COKE CO FM & FC	210	70	T2S PERMIAN ACQUISIT
UNDERGR WATER	210	70	VARIOUS ABSTRACT
KICKAPOO WATER	210	70	RRC 2473
EAST COKE HOSP	210	70	
COKE CO ESD	210	70	.000505 Royalty Interest
HB1984: The Appraised value of \$70 in 2026 as compared to \$370 in 2021 is a 81.08% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	210	0	70
BRONTE ISD	210	0	70
COKE CO FM & FC	210	0	70
UNDERGR WATER	210	0	70
KICKAPOO WATER	210	0	70
EAST COKE HOSP	210	0	70
COKE CO ESD	210	0	70

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COKE COUNTY	270	40	Lease: 240135 Type: REAL Owner #: 307661
BRONTE ISD	270	40	Legal: PALO PINTO UNIT
COKE CO FM & FC	270	40	T2S PERMIAN ACQUISIT
UNDERGR WATER	270	40	A- 779 SEC 450 BLK 1-A H&TC
KICKAPOO WATER	270	40	RRC 2472
EAST COKE HOSP	270	40	
COKE CO ESD	270	40	.000292 Royalty Interest
HB1984: The Appraised value of \$40 in 2026 as compared to \$80 in 2021 is a 50.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	170	0	40
BRONTE ISD	170	0	40
COKE CO FM & FC	170	0	40
UNDERGR WATER	170	0	40
KICKAPOO WATER	170	0	40
EAST COKE HOSP	170	0	40
COKE CO ESD	170	0	40

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COKE COUNTY	930	410	770		
BRONTE ISD	930	410	770		
COKE CO FM & FC	930	410	770		
UNDERGR WATER	930	410	770		
KICKAPOO WATER	930	410	770		
EAST COKE HOSP	930	410	770		
COKE CO ESD	930	0	1,180		