

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

RIVERCREST ROYALTIES LLC  
% BRUCE PROPERTY TAX SOLUTIONS  
PO BOX 8207  
WICHITA FALLS TX 76307-8207



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: 308387 335  
  
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		60	40	Lease: 34700	Type: REAL	Owner #: 308387
COKE CO FM & FC		60	40	Legal: BLOODWORTH H L/325		
COKE CO ESD		60	40	CITATION OIL & GAS		
ROBERT LEE I&S G		60	40	A- 297 W/2 & SE/4 SEC 325		
ROBERT LEE M&O G		60	40	RRC 262	BLK 1-A H&TC	Agent: 244
UNDERGR WATER		60	40			
WEST COKE HOSP G		60	40			
Deductions: (G)=LESS THAN \$500 MIN INT No 2021 Hist				.000434 Royalty Interest Category: G1 Railroad #: 262		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COKE COUNTY	60	0	40			
COKE CO FM & FC	60	0	40			
COKE CO ESD	60	0	40			
ROBERT LEE I&S	0	40	0			
ROBERT LEE M&O	0	40	0			
UNDERGR WATER	60	0	40			
WEST COKE HOSP	0	40	0			

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	160	130	Lease: 86900 Type: REAL Owner #: 308387
COKE CO FM & FC	160	130	Legal: HAMILTON
COKE CO ESD	160	130	GOODROCK NATURAL RES
BLACKWELL I&S G	160	130	A- 377 SEC 275 BLK 1-A H&TC
BLACKWELL M&O G	160	130	RRC 28373
UNDERGR WATER	160	130	
EAST COKE HOSP	160	130	.000327 Royalty Interest
			Category: G1
			Railroad #: 28374
			Agent: 244
Deductions: (G)=LESS THAN \$500 MIN INT			
HB1984: The Appraised value of \$130 in 2026 as compared to \$110 in 2021 is a 18.18% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	160	0	130
COKE CO FM & FC	160	0	130
COKE CO ESD	160	0	130
BLACKWELL I&S	0	130	0
BLACKWELL M&O	0	130	0
UNDERGR WATER	160	0	130
EAST COKE HOSP	160	0	130

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COKE COUNTY	6,330	5,220	Lease: 240002 Type: REAL Owner #: 308387
COKE CO FM & FC	6,330	5,220	Legal: ARROTT BROTHERS -A-
BRONTE ISD	6,330	5,220	DELRAY OIL INC
UNDERGR WATER	6,330	5,220	A- 602 THOMAS ROWE #13
EAST COKE HOSP	6,330	5,220	
COKE CO ESD	6,330	5,220	.004397 Royalty Interest
			Category: G1
			Railroad #: 14328
			Agent: 244
HB1984: The Appraised value of \$5,220 in 2026 as compared to \$4,250 in 2021 is a 22.82% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	6,330	0	5,220
COKE CO FM & FC	6,330	0	5,220
BRONTE ISD	6,330	0	5,220
UNDERGR WATER	6,330	0	5,220
EAST COKE HOSP	6,330	0	5,220
COKE CO ESD	6,330	0	5,220

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COKE COUNTY	20	10	Lease: 240127 Type: REAL Owner #: 308387
BRONTE ISD	20	10	Legal: CAMBRIAN UNIT
COKE CO FM & FC	20	10	T2S PERMIAN ACQUISIT
UNDERGR WATER	20	10	VARIOUS ABSTRACT
KICKAPOO WATER G	20	10	RRC 2473
EAST COKE HOSP	20	10	
COKE CO ESD	20	10	.000048 Royalty Interest
			Category: G1
			Railroad #: 2473
			Agent: 244
Deductions: (G)=LESS THAN \$500 MIN INT			
HB1984: The Appraised value of \$10 in 2026 as compared to \$40 in 2021 is a 75.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	20	0	10
BRONTE ISD	20	0	10
COKE CO FM & FC	20	0	10
UNDERGR WATER	20	0	10
KICKAPOO WATER	0	10	0
EAST COKE HOSP	20	0	10
COKE CO ESD	20	0	10

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COKE COUNTY	6,570	0	5,400		
COKE CO FM & FC	6,570	0	5,400		
COKE CO ESD	6,570	0	5,400		
ROBERT LEE I&S	0	40	0		
ROBERT LEE M&O	0	40	0		
UNDERGR WATER	6,570	0	5,400		
WEST COKE HOSP	0	40	0		
BLACKWELL I&S	0	130	0		
BLACKWELL M&O	0	130	0		
EAST COKE HOSP	6,510	0	5,360		
BRONTE ISD	6,350	0	5,230		
KICKAPOO WATER	0	10	0		

