

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

ENCINAL LAND LLC  
PO BOX 2293  
BILLINGS MT 59103



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: 309187 120  
  
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	3,070	2,530	Lease: 86900 Type: REAL Owner #: 309187
COKE CO FM & FC	3,070	2,530	Legal: HAMILTON
COKE CO ESD	3,070	2,530	GOODROCK NATURAL RES
BLACKWELL I&S	3,070	2,530	A- 377 SEC 275 BLK 1-A H&TC
BLACKWELL M&O	3,070	2,530	RRC 28373
UNDERGR WATER	3,070	2,530	
EAST COKE HOSP	3,070	2,530	.006305 Royalty Interest
HB1984: The Appraised value of \$2,530 in 2026 as compared to \$2,170 in 2021 is a 16.59% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	3,070	0	2,530
COKE CO FM & FC	3,070	0	2,530
COKE CO ESD	3,070	0	2,530
BLACKWELL I&S	3,070	0	2,530
BLACKWELL M&O	3,070	0	2,530
UNDERGR WATER	3,070	0	2,530
EAST COKE HOSP	3,070	0	2,530

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		310	Lease: 225600 Type: REAL Owner #: 309187
COKE CO FM & FC		310	Legal: WENDLAND
COKE CO ESD		310	GOODROCK NATURAL RES
BLACKWELL I&S		310	A- 377 SEC 275 BLK 1-A H&TC
BLACKWELL M&O		310	
UNDERGR WATER		310	
EAST COKE HOSP		310	.003905 Royalty Interest
HB1984: The Appraised value of \$310 in 2026 as compared to \$50 in 2021 is a 520.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COKE COUNTY	0	0	310
COKE CO FM & FC	0	0	310
COKE CO ESD	0	0	310
BLACKWELL I&S	0	0	310
BLACKWELL M&O	0	0	310
UNDERGR WATER	0	0	310
EAST COKE HOSP	0	0	310

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COKE COUNTY	3,070	0	2,840		
COKE CO FM & FC	3,070	0	2,840		
COKE CO ESD	3,070	0	2,840		
BLACKWELL I&S	3,070	0	2,840		
BLACKWELL M&O	3,070	0	2,840		
UNDERGR WATER	3,070	0	2,840		
EAST COKE HOSP	3,070	0	2,840		