

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

AVIATOR WIND LLC
% KE ANDREWS & COMPANY
2424 RIDGE ROAD
ROCKWALL TX 75087



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: 309188 25 VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.	
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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	A	228,470,000	228,470,000	Seq: 9900005 Type: REAL Owner #: 309188
COKE CO FM & FC	A	228,470,000	228,470,000	Legal: WIND PROJECT
UNDERGR WATER		228,470,000	228,470,000	WATER VALLEY
WEST COKE HOSP	A	228,470,000	228,470,000	131 TURBINES
W VALLEY I&S		228,470,000	228,470,000	
W VALLEY M&O		228,470,000	228,470,000	Agent: 040
COKE CO ESD		228,470,000	228,470,000	Category: F2 REAL - INDUSTRIAL IMPROVEMENTS
Deductions: (A)=ABATEMENT EXEMPTION				Rendered: Yes
HB1984: The Appraised value of \$228,470,000		in 2026 as compared to \$349,701,730 in 2021 is a 34.67% decrease.		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COKE COUNTY	0	228,470,000	0	
COKE CO FM & FC	0	228,470,000	0	
UNDERGR WATER	228,470,000	0	228,470,000	
WEST COKE HOSP	0	228,470,000	0	
W VALLEY I&S	228,470,000	0	228,470,000	
W VALLEY M&O	228,470,000	0	20,000,000	
COKE CO ESD	228,470,000	0	228,470,000	

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	A	112,530,000	112,530,000	Seq: 9900010	Type: REAL Owner #: 309188
COKE CO FM & FC	A	112,530,000	112,530,000	Legal: WIND PROJECT	
ROBERT LEE I&S		112,530,000	112,530,000	ROBERT LEE	
ROBERT LEE M&O		112,530,000	112,530,000	60 TURBINES	
UNDERGR WATER		112,530,000	112,530,000		
WEST COKE HOSP	A	112,530,000	112,530,000		Agent: 040
COKE CO ESD		112,530,000	112,530,000		
Deductions: (A)=ABATEMENT EXEMPTION				Category: F2	REAL - INDUSTRIAL IMPROVEMENTS
HB1984: The Appraised value of \$112,530,000				Rendered: Yes	
				\$25,000,000 School VLA Agreement	
				in 2026 as compared to \$170,809,160 in 2021 is a 34.12% decrease.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COKE COUNTY	0	112,530,000	0		
COKE CO FM & FC	0	112,530,000	0		
ROBERT LEE I&S	112,530,000	0	112,530,000		
ROBERT LEE M&O	112,530,000	0	25,000,000		
UNDERGR WATER	112,530,000	0	112,530,000		
WEST COKE HOSP	0	112,530,000	0		
COKE CO ESD	112,530,000	0	112,530,000		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COKE COUNTY	0	341,000,000	0		
COKE CO FM & FC	0	341,000,000	0		
UNDERGR WATER	341,000,000	0	341,000,000		
WEST COKE HOSP	0	341,000,000	0		
W VALLEY I&S	228,470,000	0	228,470,000		
W VALLEY M&O	228,470,000	0	20,000,000		
COKE CO ESD	341,000,000	0	341,000,000		
ROBERT LEE I&S	112,530,000	0	112,530,000		
ROBERT LEE M&O	112,530,000	0	25,000,000		