This is NOT a Tax Statement

Notice Of Appraised Value

Do NOT Pay From This Notice

EDWARDS COUNTY APPRAISAL DIST
P O BOX 858
ROCKSPRINGS TX 78880-0858

830-683-4189

ecad@swtexas.net

APPRAISAL YEAR 2024

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING PROTESTS ON 6/21/2024 AT: 9:00 AM
EDWARDS COUNTY APPRAISAL DIST
BOARD RM-101 E MAIN ST - ANNEX
ROCKSPRINGS, TEXAS 78880
MINERAL VALUE QUESTIONS CALL (325)482-9188,PP/UTILITY VALUE QUESTIONS CALL (325)482-9188

Protest Deadline: 6-06-2024
ARB Hearing: 6-21-2024
Owner: 1770 189

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

WALLACE KEITH
PO BOX 945
SONORA TX 76950-0945

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 2024
EDWARDS CO I&S	2,420	200
EDWARDS CO M&O	2,420	200
LATERAL ROAD	2,420	200
RCKSPGS ISD I&S	2,420	200
RCKSPGS ISD M&O	2,420	200
REAL-ED WATER D	2,420	200

PROPERTY DESCRIPTION
Lease: 59331 Type: REAL Owner #: 1770
Legal: WALLACE G D WL #2201
LAKESHORE OPERATOR
AB 1974 CCSD&RGNG #2 SUR

.031250 Royalty Interest
Category: G1
Railroad #: 59331

HB1984: The Appraised value of $200 in 2024 as compared to $1,200 in 2019 is a 83.33% decrease.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	2,420	0	200		
EDWARDS CO M&O	2,420	0	200		
LATERAL ROAD	2,420	0	200		
RCKSPGS ISD I&S	2,420	0	200		
RCKSPGS ISD M&O	2,420	0	200		
REAL-ED WATER D	2,420	0	200		

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 folowing 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, beginnng 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 2024
EDWARDS CO I&S	C	520	760
EDWARDS CO M&O	C	520	760
LATERAL ROAD	C	520	760
RCKSPGS ISD I&S	C	520	760
RCKSPGS ISD M&O	C	520	760
REAL-ED WATER D	C	520	760

PROPERTY DESCRIPTION

Lease: 60809 Type: REAL Owner #: 1770
Legal: WALLACE "2"
LAKESHORE OPER LLC
AB 1051 CCSD&RGNG #2 SUR

.031250 Royalty Interest
Category: G1
Railroad #: 60809

Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED

HB1984: The Appraised value of $760 in 2024 as compared to $520 in 2019 is a 46.15% increase.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	520	136	624		
EDWARDS CO M&O	520	136	624		
LATERAL ROAD	520	136	624		
RCKSPGS ISD I&S	520	136	624		
RCKSPGS ISD M&O	520	136	624		
REAL-ED WATER D	520	136	624		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024
EDWARDS CO I&S	1,250	420
EDWARDS CO M&O	1,250	420
LATERAL ROAD	1,250	420
RCKSPGS ISD I&S	1,250	420
RCKSPGS ISD M&O	1,250	420
REAL-ED WATER D	1,250	420

PROPERTY DESCRIPTION

Lease: 60871 Type: REAL Owner #: 1770
Legal: WALLACE G D WL #2501
LAKESHORE OPERATING
AB 1052 CCSD&RGNG #2 SUR
SEC 25

.031250 Royalty Interest
Category: G1
Railroad #: 60871

HB1984: The Appraised value of $420 in 2024 as compared to $550 in 2019 is a 23.64% decrease.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	1,250	0	420		
EDWARDS CO M&O	1,250	0	420		
LATERAL ROAD	1,250	0	420		
RCKSPGS ISD I&S	1,250	0	420		
RCKSPGS ISD M&O	1,250	0	420		
REAL-ED WATER D	1,250	0	420		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024
EDWARDS CO I&S	8,580	2,150
EDWARDS CO M&O	8,580	2,150
LATERAL ROAD	8,580	2,150
RCKSPGS ISD I&S	8,580	2,150
RCKSPGS ISD M&O	8,580	2,150
REAL-ED WATER D	8,580	2,150

PROPERTY DESCRIPTION

Lease: 148305 Type: REAL Owner #: 1770
Legal: WALLACE G D WL #6504
LAKESHORE OPERATING
AB 730 C & M RR CO #65 SUR

.031250 Royalty Interest
Category: G1
Railroad #: 148305

HB1984: The Appraised value of $2,150 in 2024 as compared to $3,620 in 2019 is a 40.61% decrease.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	8,580	0	2,150		
EDWARDS CO M&O	8,580	0	2,150		
LATERAL ROAD	8,580	0	2,150		
RCKSPGS ISD I&S	8,580	0	2,150		
RCKSPGS ISD M&O	8,580	0	2,150		
REAL-ED WATER D	8,580	0	2,150		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
EDWARDS CO I&S	1,870	870	Lease: 160519 Type: REAL Owner #: 1770
EDWARDS CO M&O	1,870	870	Legal: WALLACE G D WL #2-8
LATERAL ROAD	1,870	870	LAKESHORE OPERATING
RCKSPGS ISD I&S	1,870	870	AB 705 CCSD & RGNG RR/CLOUDT
RCKSPGS ISD M&O	1,870	870	FRANK SEC 5
REAL-ED WATER D	1,870	870	
			.031250 Royalty Interest
			Category: G1
			Railroad #: 160519

HB1984: The Appraised value of $870 in 2024 as compared to $1,450 in 2019 is a 40.00% decrease.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	1,870	0	870		
EDWARDS CO M&O	1,870	0	870		
LATERAL ROAD	1,870	0	870		
RCKSPGS ISD I&S	1,870	0	870		
RCKSPGS ISD M&O	1,870	0	870		
REAL-ED WATER D	1,870	0	870		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
EDWARDS CO I&S	590	470	Lease: 164594 Type: REAL Owner #: 1770
EDWARDS CO M&O	590	470	Legal: WALLACE G D WL #6514
LATERAL ROAD	590	470	LAKESHORE OPERATOR
RCKSPGS ISD I&S	590	470	AB 730 C & M RR CO #65 SUR
RCKSPGS ISD M&O	590	470	
REAL-ED WATER D	590	470	
			.031250 Royalty Interest
			Category: G1
			Railroad #: 164594

HB1984: The Appraised value of $470 in 2024 as compared to $190 in 2019 is a 147.37% increase.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	590	0	470		
EDWARDS CO M&O	590	0	470		
LATERAL ROAD	590	0	470		
RCKSPGS ISD I&S	590	0	470		
RCKSPGS ISD M&O	590	0	470		
REAL-ED WATER D	590	0	470		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
EDWARDS CO I&S	2,540	840	Lease: 164597 Type: REAL Owner #: 1770
EDWARDS CO M&O	2,540	840	Legal: WALLACE G D WL #6713
LATERAL ROAD	2,540	840	LAKESHORE OPERATOR
RCKSPGS ISD I&S	2,540	840	AB 817 CCSD & RGNG RR BLK WH
RCKSPGS ISD M&O	2,540	840	SEC 67
REAL-ED WATER D	2,540	840	
			.031250 Royalty Interest
			Category: G1
			Railroad #: 164597

HB1984: The Appraised value of $840 in 2024 as compared to $710 in 2019 is a 18.31% increase.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	2,540	0	840		
EDWARDS CO M&O	2,540	0	840		
LATERAL ROAD	2,540	0	840		
RCKSPGS ISD I&S	2,540	0	840		
RCKSPGS ISD M&O	2,540	0	840		
REAL-ED WATER D	2,540	0	840		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024
EDWARDS CO I&S	C	280	730
EDWARDS CO M&O	C	280	730
LATERAL ROAD	C	280	730
RCKSPGS ISD I&S	C	280	730
RCKSPGS ISD M&O	C	280	730
REAL-ED WATER D	C	280	730

PROPERTY DESCRIPTION

Lease: 165016 Type: REAL Owner #: 1770
Legal: WALLACE G D #1101
LAKESHORE OPERATING
AB 819 BLK SEC 1
CCSD & RGNG

.031250 Royalty Interest
Category: G1
Railroad #: 165016

Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED
HB1984: The Appraised value of $730 in 2024 as compared to $210 in 2019 is a 247.62% increase.

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
EDWARDS CO I&S	280	394	336		
EDWARDS CO M&O	280	394	336		
LATERAL ROAD	280	394	336		
RCKSPGS ISD I&S	280	394	336		
RCKSPGS ISD M&O	280	394	336		
REAL-ED WATER D	280	394	336		

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
EDWARDS CO I&S	18,050	530	5,910		
EDWARDS CO M&O	18,050	530	5,910		
LATERAL ROAD	18,050	530	5,910		
RCKSPGS ISD I&S	18,050	530	5,910		
RCKSPGS ISD M&O	18,050	530	5,910		
REAL-ED WATER D	18,050	530	5,910		