

This is NOT a Tax Statement **Notice Of Appraised Value** Do NOT Pay From This Notice

MEDINA CENTRAL APPRAISAL DIST
1410 AVENUE K
HONDO TX 78861

830-741-3035

cs@medinacad.org

3B RANCH
% LONE OAK PROPERTY TAX SERVIC
PO BOX 311863
NEW BRUNSFEL TX 78131



APPRAISAL YEAR 2025
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 6/24/2025 AT: 9:00 AM
MEDINA CENTRAL APPRAISAL DIST
1410 AVENUE K
HONDO, TEXAS 78861
QUESTIONS ABOUT OIL/GAS VALUES
PLEASE CALL PRITCHARD & ABBOTT
(832) 243-9600
Protest Deadline: 6-04-2025
ARB Hearing: 6-24-2025
Owner: 701751 233
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 2025	PROPERTY DESCRIPTION
COUNTY	C	144,410	130,090	Lease: 79 Type: REAL Owner #: 701751
FED 7DEVINE EMS	C	144,410	130,090	Legal: BARRERA, CARLOS M UNIT
NATALIA ISD	C	144,410	130,090	3B RANCH
FED 5 NATAL VFD	C	144,410	130,090	AB 447 A CAMPBELL SUR
MEDINA CO HOSP	C	144,410	130,090	RRC 7206
FARM TO MKT RD	C	144,410	130,090	
GROUNDWATER DST	C	144,410	130,090	Agent: 324
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				1.000000 Working Interest
HB1984: The Appraised value of \$130,090 in 2025 as compared to \$44,700 in 2020 is a 191.03% increase.				Category: G1
				Railroad #: 7206
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	103,272	6,160	123,930	
FED 7DEVINE EMS	103,272	6,160	123,930	
NATALIA ISD	103,272	6,160	123,930	
FED 5 NATAL VFD	103,272	6,160	123,930	
MEDINA CO HOSP	103,272	6,160	123,930	
FARM TO MKT RD	103,272	6,160	123,930	
GROUNDWATER DST	103,272	6,160	123,930	

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,

JOHNETTE DIXON
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		183,130	129,130	Lease: 765 Type: REAL Owner #: 701751	
FED 1 MED CO #1		183,130	129,130	Legal: NEWMAN, LEE R	
MEDINA VLLY ISD		183,130	129,130	3B RANCH	
MEDINA CO HOSP		183,130	129,130	AB 1373 M W DIKES SUR #421	
FARM TO MKT RD		183,130	129,130	RRC 3772	
GROUNDWATER DST		183,130	129,130	Agent: 324	
				1.000000 Working Interest	
				Category: G1	
				Railroad #: 3772	
HB1984: The Appraised value of \$129,130 in 2025 as compared to \$68,760 in 2020 is a 87.80% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		124,812	0	129,130	
FED 1 MED CO #1		124,812	0	129,130	
MEDINA VLLY ISD		124,812	0	129,130	
MEDINA CO HOSP		124,812	0	129,130	
FARM TO MKT RD		124,812	0	129,130	
GROUNDWATER DST		124,812	0	129,130	

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	228,084	6,160	253,060		
FED 7DEVINE EMS	103,272	6,160	123,930		
NATALIA ISD	103,272	6,160	123,930		
FED 5 NATAL VFD	103,272	6,160	123,930		
MEDINA CO HOSP	228,084	6,160	253,060		
FARM TO MKT RD	228,084	6,160	253,060		
GROUNDWATER DST	228,084	6,160	253,060		
FED 1 MED CO #1	124,812	0	129,130		
MEDINA VLLY ISD	124,812	0	129,130		