

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

WOOD CO APPRAISAL DISTRICT
P O BOX 1706
QUITMAN TEXAS 75783-1706

903-657-2555

WELLER FRANCIS J TR 9/1/78
FRANCIS J WELLS JR
1 SHOAL LN
ORLEANS MA 02653



APPRAISAL YEAR 2023	
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING	
PROTESTS ON 6/27/2023	AT: 9:00 AM
APPRAISAL DISTRICT OFFICE	
210 CLARK STREET	
QUITMAN, TEXAS 75783	
903-657-2555 EXT 12 MINERALS	
EXT 25 OWNERSHIP	
EXT. 27 BPP, EXT 11 UTILITIES	
Protest Deadline:	6-09-2023
ARB Hearing:	6-27-2023
Owner: 241300	5125
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 2023	PROPERTY DESCRIPTION
COUNTY	190	20	Lease: 71550 Type: REAL Owner #: 241300
QUITMAN ISD	190	20	Legal: MANZIEL G/U 2 #1
HOSPITAL	190	20	FAIR OIL LTD
WASTE DISPOSAL	190	20	AB 458 J POLK SURVEY
			WELL #1 RRC# 70733
			.001063 Royalty Interest
			Category: G1
			Railroad #: 70733
HB1984: The Appraised value of \$20 in 2023 as compared to \$220 in 2018 is a 90.91% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	190	0	20
QUITMAN ISD	190	0	20
HOSPITAL	190	0	20
WASTE DISPOSAL	190	0	20

Additional Owner's Properties are continued on following page(s).

Contact the appraisal office if you disagree with this year's proposed value for your property or if you have any problems with the property description or address information. If the problem cannot be resolved, you have a right to appeal to the Appraisal Review Board (ARB). To appeal, you must file a WRITTEN protest with the ARB before the protest deadline. Enclosed is a protest form to mail or bring to the appraisal district office at the address above before the above date. You may meet informally with an appraisal district representative anytime prior to your protest hearing to discuss and possibly resolve your issues without going to the ARB hearing. You may have the right to have a protest relating to the property heard by a special panel of the ARB. The ARB will notify you of the date, time and place of your scheduled hearing. Enclosed also is information to help you in preparing your protest. You do not need to use the enclosed form to file your protest. You may protest by letter, if it includes your name, your property description and what appraisal action you disagree with.

Beginning August 7th, visit [Texas.gov/PropertyTaxes](https://www.texas.gov/PropertyTaxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information regarding the amount of taxes that each entity that taxes your property will impose if the entity adopts its proposed tax rate. Your local property tax database will be updated regularly during August and September as local elected officials propose and adopt the property tax rates that will determine how much you pay in property taxes.

If you have any other questions or need more information, please contact the appraisal office at the phone number or address listed above.
Sincerely,

TRACY NICHOLS
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	680	530	Lease: 140600 Type: REAL Owner #: 241300
QUITMAN ISD	680	530	Legal: SHEPPARD-WHATLEY UNIT
HOSPITAL	680	530	SOUTHWEST OPER INC
WASTE DISPOSAL	680	530	AB 458 J POLK SURVEY
			WELLS #1-2 RRC# 874
			.004289 Royalty Interest
			Category: G1
			Railroad #: 874
HB1984: The Appraised value of \$530 in 2023 as compared to \$740 in 2018 is a 28.38% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	680	0	530
QUITMAN ISD	680	0	530
HOSPITAL	680	0	530
WASTE DISPOSAL	680	0	530

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	20	20	Lease: 500282 Type: REAL Owner #: 241300
QUITMAN ISD	20	20	Legal: MCWHIRTER
HOSPITAL	20	20	FAIR OIL LTD
WASTE DISPOSAL	20	20	AB 1 WILLIAM BARNHILL SURVEY
			WELL #1 RRC# 197111
			.000386 Royalty Interest
			Category: G1
			Railroad #: 197111
HB1984: The Appraised value of \$20 in 2023 as compared to \$40 in 2018 is a 50.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	20	0	20
QUITMAN ISD	20	0	20
HOSPITAL	20	0	20
WASTE DISPOSAL	20	0	20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	1,680	1,730	Lease: 500351 Type: REAL Owner #: 241300
QUITMAN ISD	1,680	1,730	Legal: WHATLEY -J- #1
HOSPITAL	1,680	1,730	FAIR OIL LTD
WASTE DISPOSAL	1,680	1,730	AB 458 JOHN POLK SURVEY
			WELL #1 RRC# 12702
			.008575 Royalty Interest
			Category: G1
			Railroad #: 12702
HB1984: The Appraised value of \$1,730 in 2023 as compared to \$890 in 2018 is a 94.38% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	1,680	0	1,730
QUITMAN ISD	1,680	0	1,730
HOSPITAL	1,680	0	1,730
WASTE DISPOSAL	1,680	0	1,730

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	2,570	0	2,300		
QUITMAN ISD	2,570	0	2,300		
HOSPITAL	2,570	0	2,300		
WASTE DISPOSAL	2,570	0	2,300		