

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

FLEMING RHONDA R
2718 COUNTRY VALLEY RD
GARLAND TX 75043-1118



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: 708294 1615

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	270	270	Lease: 301100 Type: REAL Owner #: 708294
CITY OF HAWKINS	270	270	Legal: HAWKINS FLD UN TR B3-34
HAWKINS ISD	270	270	XTO ENERGY
WASTE DISPOSAL	270	270	AB 41 BREWER SURVEY (B A WELLS EST)
HB1984: The Appraised value of \$270 in 2023 as compared to \$210 in 2018 is a 28.57% increase.			.000177 Royalty Interest Category: G1 Railroad #: 5743
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	270	0	270
CITY OF HAWKINS	270	0	270
HAWKINS ISD	270	0	270
WASTE DISPOSAL	270	0	270

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	330	330	Lease: 301110 Type: REAL Owner #: 708294
CITY OF HAWKINS	330	330	Legal: HAWKINS FLD UN TR B3-35
HAWKINS ISD	330	330	XTO ENERGY
WASTE DISPOSAL	330	330	AB 41 C BREWER SURVEY (BRACKEN-B A WELLS EST)
HB1984: The Appraised value of \$330 in 2023 as compared to \$270 in 2018 is a 22.22% increase.			.000191 Royalty Interest Category: G1 Railroad #: 5743
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	330	0	330
CITY OF HAWKINS	330	0	330
HAWKINS ISD	330	0	330
WASTE DISPOSAL	330	0	330

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	4,640	4,680	Lease: 302280 Type: REAL Owner #: 708294
CITY OF HAWKINS	4,640	4,680	Legal: HAWKINS FLD UN TR B5-19
HAWKINS ISD	4,640	4,680	XTO ENERGY
WASTE DISPOSAL	4,640	4,680	AB 41 BREWER SURVEY (MANZIEL-B H WELLS HRS)
HB1984: The Appraised value of \$4,680 in 2023 as compared to \$3,740 in 2018 is a 25.13% increase.			.004167 Royalty Interest Category: G1 Railroad #: 5743
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	4,640	0	4,680
CITY OF HAWKINS	4,640	0	4,680
HAWKINS ISD	4,640	0	4,680
WASTE DISPOSAL	4,640	0	4,680

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	2,200	2,220	Lease: 302540 Type: REAL Owner #: 708294
CITY OF HAWKINS	2,200	2,220	Legal: HAWKINS FLD UN TR B6-20
HAWKINS ISD	2,200	2,220	XTO ENERGY
WASTE DISPOSAL	2,200	2,220	AB 41 BREWER SURVEY (B A WELLS HEIRS)
HB1984: The Appraised value of \$2,220 in 2023 as compared to \$1,770 in 2018 is a 25.42% increase.			.005000 Royalty Interest Category: G1 Railroad #: 5743
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	2,200	0	2,220
CITY OF HAWKINS	2,200	0	2,220
HAWKINS ISD	2,200	0	2,220
WASTE DISPOSAL	2,200	0	2,220

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY	80	80	Lease: 302570 Type: REAL Owner #: 708294
CITY OF HAWKINS	80	80	Legal: HAWKINS FLD UN TR B6-23
HAWKINS ISD	80	80	XTO ENERGY
WASTE DISPOSAL	80	80	AB BREWER SURVEY (MYRTLE GLAZNER)
HB1984: The Appraised value of \$80 in 2023 as compared to \$40 in 2018 is a 100.00% increase.			.040000 Working Interest Category: G1 Railroad #: 5743
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	80	0	80
CITY OF HAWKINS	80	0	80
HAWKINS ISD	80	0	80
WASTE DISPOSAL	80	0	80

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable
COUNTY	7,520	0	7,580
CITY OF HAWKINS	7,520	0	7,580
HAWKINS ISD	7,520	0	7,580
WASTE DISPOSAL	7,520	0	7,580

