

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

COTTON PEAK LTD
% AFFILIATED TAX CONSULTANTS
PO BOX 1627
HENDERSON TX 75653-1627



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:	718102 1078
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	2,270	2,290	Lease: 300680 Type: REAL Owner #: 718102
BIG SANDY ISD	2,270	2,290	Legal: HAWKINS FLD UN TR B2-39
WASTE DISPOSAL	2,270	2,290	XTO ENERGY AB 384 J P MOSELEY SURVEY (FOREST-L H SNIDER-B) .000966 Royalty Interest Category: G1 Railroad #: 5743
HB1984: The Appraised value of \$2,290 in 2023 as compared to \$1,830 in 2018 is a 25.14% increase.			
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY	2,270	0	2,290
BIG SANDY ISD	2,270	0	2,290
WASTE DISPOSAL	2,270	0	2,290

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 BIG SANDY ISD WASTE DISPOSAL	2,510 2,510 2,510	2,540 2,540 2,540	Lease: 300740 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B2-45 XTO ENERGY AB 384 J P MOSELEY SURVEY (FOREST-L H SNIDER-A) .000966 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$2,540 in 2023 as compared to \$2,020 in 2018 is a 25.74% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY BIG SANDY ISD WASTE DISPOSAL	2,510 2,510 2,510	0 0 0	2,540 2,540 2,540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	8,470 8,470 8,470	8,550 8,550 8,550	Lease: 301590 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-05 XTO ENERGY AB 384 J P MOSELEY SURVEY (AMOCO-C C MILLER) .000439 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$8,550 in 2023 as compared to \$6,820 in 2018 is a 25.37% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HAWKINS ISD WASTE DISPOSAL	8,470 8,470 8,470	0 0 0	8,550 8,550 8,550

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	930 930 930	940 940 940	Lease: 301600 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-06 XTO ENERGY AB 384 J P MOSELEY SURVEY (LACY-C C MILLER) .000219 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$940 in 2023 as compared to \$750 in 2018 is a 25.33% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HAWKINS ISD WASTE DISPOSAL	930 930 930	0 0 0	940 940 940

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY BIG SANDY ISD WASTE DISPOSAL	14,660 14,660 14,660	14,810 14,810 14,810	Lease: 301610 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-07 XTO ENERGY AB 384 J P MOSELEY SURVEY (LACY-WM POUNCY) .002099 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$14,810 in 2023 as compared to \$11,810 in 2018 is a 25.40% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY BIG SANDY ISD WASTE DISPOSAL	14,660 14,660 14,660	0 0 0	14,810 14,810 14,810

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY BIG SANDY ISD WASTE DISPOSAL	7,420 7,420 7,420	7,490 7,490 7,490	Lease: 301640 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-10 XTO ENERGY AB 384 J P MOSELEY SURVEY (TEXACO-A D SNIDER) .001185 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$7,490 in 2023 as compared to \$5,970 in 2018 is a 25.46% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY BIG SANDY ISD WASTE DISPOSAL	7,420 7,420 7,420	0 0 0	7,490 7,490 7,490

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	3,890 3,890 3,890	3,930 3,930 3,930	Lease: 301760 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-22 XTO ENERGY AB 299 HEARD SURVEY (LACY-ALBERT MABERRY) .001039 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$3,930 in 2023 as compared to \$3,140 in 2018 is a 25.16% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HAWKINS ISD WASTE DISPOSAL	3,890 3,890 3,890	0 0 0	3,930 3,930 3,930

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	15,780 15,780 15,780	15,930 15,930 15,930	Lease: 301770 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-23 XTO ENERGY AB 384 J P MOSELEY SURVEY (CONT-ALBERT MABERRY EST) .001039 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$15,930 in 2023 as compared to \$12,710 in 2018 is a 25.33% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HAWKINS ISD WASTE DISPOSAL	15,780 15,780 15,780	0 0 0	15,930 15,930 15,930

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY BIG SANDY ISD WASTE DISPOSAL	1,130 1,130 1,130	1,150 1,150 1,150	Lease: 301780 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-24 XTO ENERGY AB 384 J MOSELEY SURVEY (KEY-WM POUNCY) .002099 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$1,150 in 2023 as compared to \$910 in 2018 is a 26.37% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY BIG SANDY ISD WASTE DISPOSAL	1,130 1,130 1,130	0 0 0	1,150 1,150 1,150

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	500 500 500	500 500 500	Lease: 301790 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-25 XTO ENERGY AB 114 S CASTLEBERRY SURVEY (KEY-GLADYS MABERRY) .001039 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$500 in 2023 as compared to \$400 in 2018 is a 25.00% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HAWKINS ISD WASTE DISPOSAL	500 500 500	0 0 0	500 500 500

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	5,340 5,340 5,340	5,390 5,390 5,390	Lease: 301800 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-26 XTO ENERGY AB 114 S CASTLEBERRY SURVEY (LACY-GLADYS MABERRY) .001039 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$5,390 in 2023 as compared to \$4,300 in 2018 is a 25.35% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY HAWKINS ISD WASTE DISPOSAL	5,340 5,340 5,340	0 0 0	5,390 5,390 5,390

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY BIG SANDY ISD WASTE DISPOSAL	1,110 1,110 1,110	1,120 1,120 1,120	Lease: 301850 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B4-31 XTO ENERGY AB 114 S CASTLEBERRY SURVEY (GEN AM-J A SNIDER) .001055 Royalty Interest Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$1,120 in 2023 as compared to \$890 in 2018 is a 25.84% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY BIG SANDY ISD WASTE DISPOSAL	1,110 1,110 1,110	0 0 0	1,120 1,120 1,120

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2023	PROPERTY DESCRIPTION
COUNTY CITY OF HAWKINS HAWKINS ISD WASTE DISPOSAL	5,460 5,460 5,460 5,460	5,510 5,510 5,510 5,510	Lease: 302210 Type: REAL Owner #: 718102 Legal: HAWKINS FLD UN TR B5-12 XTO ENERGY AB 41 BREWER SURVEY (CROW HEIRS) .013672 Override Royalty Category: G1 Railroad #: 5743 Agent: 025 HB1984: The Appraised value of \$5,510 in 2023 as compared to \$4,390 in 2018 is a 25.51% increase.
Taxing Units	Last Year's Taxable	Proposed Exemptions	Proposed Taxable (Less Exemptions)
COUNTY CITY OF HAWKINS HAWKINS ISD WASTE DISPOSAL	5,460 5,460 5,460 5,460	0 0 0 0	5,510 5,510 5,510 5,510

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Exemptions	Owner's Proposed Taxable		
COUNTY	69,470	0	70,150		
BIG SANDY ISD	29,100	0	29,400		
WASTE DISPOSAL	69,470	0	70,150		
HAWKINS ISD	40,370	0	40,750		
CITY OF HAWKINS	5,460	0	5,510		

