

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

woodhelp@woodcad.org

BOASE BRIAN M & FRANCES K
REVOCABLE LIVING TRUST
1300 CADDOPeAK TRL
JOSHUA TX 76058-4631



APPRAISAL YEAR 2025
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 7/07/2025 AT: 9:00 AM
APPRAISAL DISTRICT OFFICE
210 CLARK STREET
QUITMAN, TEXAS 75783
903-657-2555 EXT 12 MINERALS
903 657 2555 EXT 24 ROYALTIES
903 657 2555 EXT 14 PERSONAL
Protest Deadline: 6-13-2025
ARB Hearing: 7-07-2025
Owner: 19380 411

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 WINNSBORO ISD G WASTE DISPOSAL	80 80 80	60 60 60	Lease: 22640 Type: REAL Owner #: 19380 Legal: COKE SC UNIT TR 04 GTC OPERATING LLC AB 534 B SMITH SURVEY (J D KENNEMER) .1100101 .001116 Royalty Interest Category: G1 Railroad #: 5678
Deductions: (G)=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$60 in 2025 as compared to \$80 in 2020 is a 25.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY WINNSBORO ISD WASTE DISPOSAL	80 0 80	0 60 0	60 0 60

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,

TRACY NICHOLS
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY WINNSBORO ISD WASTE DISPOSAL	80 80 80	60 60 60	Lease: 22700 Type: REAL Owner #: 19380 Legal: COKE SC UNIT TR 10 GTG OPERATING LLC AB 534 B SMITH SURVEY (DELTA-J M CLARK) .1090884 .001116 Royalty Interest Category: G1 Railroad #: 5678 Deductions: (G)=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$60 in 2025 as compared to \$80 in 2020 is a 25.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY WINNSBORO ISD WASTE DISPOSAL	80 0 80	0 60 0	60 0 60

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	20 20 20 20	10 10 10 10	Lease: 22730 Type: REAL Owner #: 19380 Legal: COKE SC UNIT TR 13 GTG OPERATING LLC AB 657 M Y'BARBO SURVEY (GEN AMER-RADNEY) .0256706 .001116 Royalty Interest Category: G1 Railroad #: 5678 HB1984: The Appraised value of \$10 in 2025 as compared to \$20 in 2020 is a 50.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	20 20 20 20	0 0 0 0	10 10 10 10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	30 30 30 30	20 20 20 20	Lease: 22750 Type: REAL Owner #: 19380 Legal: COKE SC UNIT TR 15 GTG OPERATING LLC AB 347 J KNIGHT SURVEY (C B KENNEMER 'B') .0822195 .000558 Royalty Interest Category: G1 Railroad #: 5678 HB1984: The Appraised value of \$20 in 2025 as compared to \$30 in 2020 is a 33.33% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	30 30 30 30	0 0 0 0	20 20 20 20

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	10	10	Lease: 22755 Type: REAL Owner #: 19380		
QUITMAN ISD	10	10	Legal: COKE SC UNIT TR 15A		
HOSPITAL	10	10	GTG OPERATING LLC		
WASTE DISPOSAL	10	10	AB 347 J KNIGHT SURVEY (C B KENNEMER 'A') .0292654		
HB1984: The Appraised value of \$10 in 2025 as compared to \$10 in 2020 is a .00% increase.			.000558 Royalty Interest Category: G1 Railroad #: 5678		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	10	0	10		
QUITMAN ISD	10	0	10		
HOSPITAL	10	0	10		
WASTE DISPOSAL	10	0	10		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	70	60	Lease: 22760 Type: REAL Owner #: 19380		
QUITMAN ISD	70	60	Legal: COKE SC UNIT TR 16		
HOSPITAL	70	60	GTG OPERATING LLC		
WASTE DISPOSAL	70	60	AB 347 J KNIGHT SURVEY (E L FAULK) .0999631		
HB1984: The Appraised value of \$60 in 2025 as compared to \$80 in 2020 is a 25.00% decrease.			.001116 Royalty Interest Category: G1 Railroad #: 5678		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	70	0	60		
QUITMAN ISD	70	0	60		
HOSPITAL	70	0	60		
WASTE DISPOSAL	70	0	60		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	20	20	Lease: 22780 Type: REAL Owner #: 19380		
QUITMAN ISD	20	20	Legal: COKE SC UNIT TR 18		
HOSPITAL	20	20	GTG OPERATING LLC		
WASTE DISPOSAL	20	20	AB 347 J KNIGHT SURVEY (T D YATES) .0195871		
HB1984: The Appraised value of \$20 in 2025 as compared to \$20 in 2020 is a .00% increase.			.001674 Royalty Interest Category: G1 Railroad #: 5678		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	20	0	20		
QUITMAN ISD	20	0	20		
HOSPITAL	20	0	20		
WASTE DISPOSAL	20	0	20		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY	C	2,060	4,050	Lease: 500429	Type: REAL Owner #: 19380
QUITMAN ISD	C	2,060	4,050	Legal: COKE PALUXY UNIT	
HOSPITAL	C	2,060	4,050	GTG OPERATING LLC	
WASTE DISPOSAL	C	2,060	4,050	AB 347 J KNIGHT	
				RRC 15483	
				.000398 Royalty Interest	
				Category: G1	
				Railroad #: 15483	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$4,050 in 2025 as compared to \$8,300 in 2020 is a 51.20% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	2,060	1,580	2,470		
QUITMAN ISD	2,060	1,580	2,470		
HOSPITAL	2,060	1,580	2,470		
WASTE DISPOSAL	2,060	1,580	2,470		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,370	1,580	2,710		
WINNSBORO ISD	0	120	0		
WASTE DISPOSAL	2,370	1,580	2,710		
QUITMAN ISD	2,210	1,580	2,590		
HOSPITAL	2,210	1,580	2,590		