

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

CAIN ADA TRUST  
BUFORD & UREY ALEXANDER-TTEE  
1112 COOL RIVER DR  
SOUTHLAKE TX 76092-1307



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:	33210 672
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		2,950	2,010	Lease: 134800    Type: REAL    Owner #:    33210		
WINNSBORO ISD		2,950	2,010	Legal: SANER MARY #7		
WASTE DISPOSAL		2,950	2,010	JOHN LINDER OPER		
ESD #1		2,950	2,010	AB 454 M POLK SURVEY		
				RRC# 1232 WELLS #7		
				.006553 Royalty Interest		
				Category:        G1		
				Railroad #:                1232		
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		2,412	0	2,010		
WINNSBORO ISD		2,412	0	2,010		
WASTE DISPOSAL		2,412	0	2,010		
ESD #1		2,412	0	2,010		

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	12,500	8,960	Lease: 500110 Type: REAL Owner #: 33210		
WINNSBORO ISD	12,500	8,960	Legal: HOLLY CREEK UNIT #2		
WASTE DISPOSAL	12,500	8,960	LINDER JOHN OPERATIN		
ESD #1	12,500	8,960	AB 454 MARY POLK SURVEY		
			WELL #1 RRC #12941		
			.008737 Royalty Interest		
			Category: G1		
			Railroad #: 12941		
HB1984: The Appraised value of \$8,960 in 2025 as compared to \$7,570 in 2020 is a 18.36% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	12,500	0	8,960		
WINNSBORO ISD	12,500	0	8,960		
WASTE DISPOSAL	12,500	0	8,960		
ESD #1	12,500	0	8,960		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	4,160	3,800	Lease: 500111 Type: REAL Owner #: 33210		
WINNSBORO ISD	4,160	3,800	Legal: SANER-RUNGE UNIT		
WASTE DISPOSAL	4,160	3,800	JOHN LINDER OPER		
ESD #1	4,160	3,800	AB 454 MARY POLK SURVEY		
			WELL #1 RRC# 12888		
			.004368 Royalty Interest		
			Category: G1		
			Railroad #: 12888		
HB1984: The Appraised value of \$3,800 in 2025 as compared to \$1,160 in 2020 is a 227.59% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	4,160	0	3,800		
WINNSBORO ISD	4,160	0	3,800		
WASTE DISPOSAL	4,160	0	3,800		
ESD #1	4,160	0	3,800		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	14,640	13,930	Lease: 500112 Type: REAL Owner #: 33210		
WINNSBORO ISD	14,640	13,930	Legal: HOLLY CREEK UNIT #1		
WASTE DISPOSAL	14,640	13,930	LINDER JOHN OPERATIN		
ESD #1	14,640	13,930	AB 454 MARY POLK SURVEY		
			WELL #2 RRC #12923		
			.008737 Royalty Interest		
			Category: G1		
			Railroad #: 12923		
HB1984: The Appraised value of \$13,930 in 2025 as compared to \$10,480 in 2020 is a 32.92% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	14,640	0	13,930		
WINNSBORO ISD	14,640	0	13,930		
WASTE DISPOSAL	14,640	0	13,930		
ESD #1	14,640	0	13,930		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	15,460	11,540	Lease: 500198 Type: REAL Owner #: 33210
WINNSBORO ISD	7,730	5,770	Legal: HOLLY CREEK UNIT #3
HARMONY ISD	7,730	5,770	LINDER JOHN OPERATIN
WASTE DISPOSAL	15,460	11,540	AB 454 MARY POLK SURVEY
ESD #1	15,460	11,540	WELL #1
.014943 Royalty Interest Category: G1 Railroad #: 13025			
HB1984: The Appraised value of \$11,540 in 2025 as compared to \$10,810 in 2020 is a 6.75% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	15,120	0	11,540
WINNSBORO ISD	7,560	0	5,770
HARMONY ISD	7,560	0	5,770
WASTE DISPOSAL	15,120	0	11,540
ESD #1	15,120	0	11,540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	11,820	8,550	Lease: 500199 Type: REAL Owner #: 33210
WINNSBORO ISD	11,820	8,550	Legal: HOLLY CREEK UNIT #4
WASTE DISPOSAL	11,820	8,550	LINDER JOHN OPERATIN
ESD #1	11,820	8,550	AB 454 MARY POLK SURVEY
RRC# 13068 WELL #1			
.008737 Royalty Interest Category: G1 Railroad #: 13068			
HB1984: The Appraised value of \$8,550 in 2025 as compared to \$6,930 in 2020 is a 23.38% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	11,820	0	8,550
WINNSBORO ISD	11,820	0	8,550
WASTE DISPOSAL	11,820	0	8,550
ESD #1	11,820	0	8,550

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	C 3,120	1,570	Lease: 500205 Type: REAL Owner #: 33210
WINNSBORO ISD	C 3,120	1,570	Legal: CROW UNIT #1
WASTE DISPOSAL	C 3,120	1,570	LINDER JOHN OPERATIN
ESD #1	C 3,120	1,570	AB 454 MARY POLK SURVEY
WELL #1			
.008737 Royalty Interest Category: G1 Railroad #: 13102			
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			
HB1984: The Appraised value of \$1,570 in 2025 as compared to \$1,290 in 2020 is a 21.71% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	792	620	950
WINNSBORO ISD	792	620	950
WASTE DISPOSAL	792	620	950
ESD #1	792	620	950

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY WINNSBORO ISD WASTE DISPOSAL	9,560 9,560 9,560	6,470 6,470 6,470	Lease: 500217    Type: REAL    Owner #: 33210 Legal: SANER MARY #8 JOHN LINDER OPER AB 454 M POLK SURVEY RRC# 1232 WELL #8  .006553 Royalty Interest Category: G1 Railroad #: 1232
HB1984: The Appraised value of \$6,470 in 2025 as compared to \$3,780 in 2020 is a 71.16% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY WINNSBORO ISD WASTE DISPOSAL	7,980 7,980 7,980	0 0 0	6,470 6,470 6,470

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	69,424	620	56,210		
WINNSBORO ISD	61,864	620	50,440		
WASTE DISPOSAL	69,424	620	56,210		
ESD #1	61,444	620	49,740		
HARMONY ISD	7,560	0	5,770		