

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

CLARK ROBERT LANIER JR ESTATE
W F JACOBY-A/I/F
8308 BRIAR CREEK DR
ANNANDALE VA 22003-4641



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:	44850 856
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		2,490	2,120	Lease: 47100	Type: REAL Owner #: 44850
QUITMAN ISD		2,490	2,120	Legal: GRICE W W	
HOSPITAL		2,490	2,120	TTK ENERGY	
WASTE DISPOSAL		2,490	2,120	AB 10 H ANDERSON SURVEY	
				RRC#5447	
				.001067 Royalty Interest	
				Category: G1	
				Railroad #: 5447	
HB1984: The Appraised value of \$2,120 in 2025 as compared to \$860 in 2020 is a 146.51% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		2,490	0	2,120	
QUITMAN ISD		2,490	0	2,120	
HOSPITAL		2,490	0	2,120	
WASTE DISPOSAL		2,490	0	2,120	

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	1,790	1,030	Lease: 500345 Type: REAL Owner #: 44850
QUITMAN ISD	1,790	1,030	Legal: GRICE WW ESTATE A
HOSPITAL	1,790	1,030	ATLANTIS OIL
WASTE DISPOSAL	1,790	1,030	AB 10 H ANDERSON SURVEY
HB1984: The Appraised value of \$1,030 in 2025 as compared to \$1,420 in 2020 is a 27.46% decrease.			.002226 Royalty Interest Category: G1 Railroad #: 5282
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,716	0	1,030
QUITMAN ISD	1,716	0	1,030
HOSPITAL	1,716	0	1,030
WASTE DISPOSAL	1,716	0	1,030

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	790	450	Lease: 500345 Type: REAL Owner #: 44850
QUITMAN ISD	790	450	Legal: GRICE WW ESTATE A
HOSPITAL	790	450	ATLANTIS OIL
WASTE DISPOSAL	790	450	AB 10 H ANDERSON SURVEY
HB1984: The Appraised value of \$450 in 2025 as compared to \$620 in 2020 is a 27.42% decrease.			.000974 Override Royalty Category: G1 Railroad #: 5282
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	756	0	450
QUITMAN ISD	756	0	450
HOSPITAL	756	0	450
WASTE DISPOSAL	756	0	450

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	4,962	0	3,600		
QUITMAN ISD	4,962	0	3,600		
HOSPITAL	4,962	0	3,600		
WASTE DISPOSAL	4,962	0	3,600		