

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

MCCRARY CATHY EDWARDS
12919 CHANDLER DR
DALLAS TX 75243-2446



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: 701167 2928

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		160	280	Lease: 123400 Type: REAL Owner #: 701167		
MINEOLA ISD		160	280	Legal: TAYLOR HEIRS CV (02)		
WASTE DISPOSAL		160	280	MONTARE OPERATING AB 575 W TOLLETT SURVEY WELL #1 & #4 RRC# 11537		
No 2020 Hist				.000044 Royalty Interest Category: G1 Railroad #: 288293		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		160	0	280		
MINEOLA ISD		160	0	280		
WASTE DISPOSAL		160	0	280		

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		100	110	Lease: 500088 Type: REAL Owner #: 701167	
QUITMAN ISD	G	20	30	Legal: NEUHOFF (BUDA-WOODBINE) UNIT	
MINEOLA ISD		70	80	MONTARE OPERATING	
HOSPITAL	G	20	30	AB 575 WESELY TOLLETT SURVEY	
WASTE DISPOSAL		100	110	RRC# 12179	
				.000011 Royalty Interest	
				Category: G1	
				Railroad #: 12179	
Deductions:					
(G)=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$110 in 2025		as compared to		\$90 in 2020 is a 22.22% increase.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	100	0	110		
QUITMAN ISD	0	30	0		
MINEOLA ISD	70	0	80		
HOSPITAL	0	30	0		
WASTE DISPOSAL	100	0	110		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		120	220	Lease: 500428	Type: REAL Owner #: 701167
MINEOLA ISD		120	220	Legal: TAYLOR HEIRS	
WASTE DISPOSAL		120	220	MONTARE OPERATING	
				AB 575 TOLLET W	
				RRC 278231 WELL 1	
				.000044 Royalty Interest	
				Category: G1	
				Railroad #: 278231	
HB1984: The Appraised value of \$220 in 2025			as compared to	\$390 in 2020 is a 43.59% decrease.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	120	0	220		
MINEOLA ISD	120	0	220		
WASTE DISPOSAL	120	0	220		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		60	80	Lease: 500473 Type: REAL Owner #: 701167	
MINEOLA ISD		60	80	Legal: BUDDY #1	
WASTE DISPOSAL		60	80	MONTARE OPERATING AB 575 W TOLLET SURVEY WELL 1 RRC 287117	
No 2020 Hist				.000014 Royalty Interest Category: G1 Railroad #: 287117	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	60	0	80		
MINEOLA ISD	60	0	80		
WASTE DISPOSAL	60	0	80		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	20	80	Lease: 500489	Type: REAL	Owner #: 701167
MINEOLA ISD	C	20	80	Legal: TAYLOR HEIRS TPCV #3		
WASTE DISPOSAL	C	20	80	MONTARE OPERATING		
				AB 585 W TOLLET SURVEY		
				WELL #3 RRC #292199		
				.000044 Royalty Interest		
				Category: G1		
				Railroad #: 292199		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		20	24	56		
MINEOLA ISD		20	24	56		
WASTE DISPOSAL		20	24	56		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY			190	Lease: 500502	Type: REAL	Owner #: 701167
MINEOLA ISD			190	Legal: BUDDY #2		
WASTE DISPOSAL			190	MONTARE OPERATING		
				AB 471 S C PATTON SURVEY		
				WELL #2 RRC #298432		
				.000015 Royalty Interest		
				Category: G1		
				Railroad #: 298432		
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		0	0	190		
MINEOLA ISD		0	0	190		
WASTE DISPOSAL		0	0	190		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY			630	Lease: 500504	Type: REAL	Owner #: 701167
MINEOLA ISD			630	Legal: PUCKETT A #5		
WASTE DISPOSAL			630	MONTARE OPERATING		
				AB 575 TOLLET W SURVEY		
				WELL #5 RRC #16053		
				.000090 Royalty Interest		
				Category: G1		
				Railroad #: 16053		
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		0	0	630		
MINEOLA ISD		0	0	630		
WASTE DISPOSAL		0	0	630		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	460	24	1,566		
MINEOLA ISD	430	24	1,536		
WASTE DISPOSAL	460	24	1,566		
QUITMAN ISD	0	30	0		
HOSPITAL	0	30	0		

