

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

COUSIN'S TRUST
%JAMES W SHEPHERD III-TRUSTEE
3824 CEDAR SPRGS RD #801-9878
DALLAS TX 75219



<p align="center">APPRAISAL YEAR 2025</p> <p>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</p>	
Protest Deadline:	6-13-2025
ARB Hearing:	7-07-2025
Owner:	701459 1015
<p>VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.</p>	

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	100	80	Lease: 10400 Type: REAL Owner #: 701459
QUITMAN ISD	100	80	Legal: BLALOCK JOHN R HEIRS
HOSPITAL	100	80	TTK ENERGY
WASTE DISPOSAL	100	80	AB 10 ANDERSON SURVEY WELL #1 RRC# 5221
HB1984: The Appraised value of \$80 in 2025 as compared to \$50 in 2020 is a 60.00% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	100	0	80
QUITMAN ISD	100	0	80
HOSPITAL	100	0	80
WASTE DISPOSAL	100	0	80

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	C	340	560	Lease: 61200	Type: REAL	Owner #: 701459
QUITMAN ISD	C	340	560	Legal: JOHNSON B L -E-		
HOSPITAL	C	340	560	WYNN-CROSBY OPER		
WASTE DISPOSAL	C	340	560	AB 10 H ANDERSON SURVEY		
				RRC# 1379		
				.000820 Royalty Interest		
				Category: G1		
				Railroad #: 1379		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$560 in 2025 as compared to \$860 in 2020 is a 34.88% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		340	150	410		
QUITMAN ISD		340	150	410		
HOSPITAL		340	150	410		
WASTE DISPOSAL		340	150	410		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	220	200	Lease: 147900	Type: REAL	Owner #: 701459
QUITMAN ISD	C	220	200	Legal: STONE-JOHNSON -A-		
HOSPITAL	C	220	200	ATLANTIS OIL		
WASTE DISPOSAL	C	220	200	AB 10 H ANDERSON SURVEY		
				RRC# 1342 WELL #1R		
				.000820 Royalty Interest		
				Category: G1		
				Railroad #: 1342		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		120	60	140		
QUITMAN ISD		120	60	140		
HOSPITAL		120	60	140		
WASTE DISPOSAL		120	60	140		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	220	200	Lease: 147900	Type: REAL	Owner #: 701459
QUITMAN ISD	C	220	200	Legal: STONE-JOHNSON -A-		
HOSPITAL	C	220	200	ATLANTIS OIL		
WASTE DISPOSAL	C	220	200	AB 10 H ANDERSON SURVEY		
				RRC# 1342 WELL #1R		
				.000820 Override Royalty		
				Category: G1		
				Railroad #: 1342		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		120	60	140		
QUITMAN ISD		120	60	140		
HOSPITAL		120	60	140		
WASTE DISPOSAL		120	60	140		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	220	200	Lease: 148200 Type: REAL Owner #: 701459
QUITMAN ISD	220	200	Legal: STONE-JOHNSON -C1-
HOSPITAL	220	200	WYNN-CROSBY OPER
WASTE DISPOSAL	220	200	AB 10 H ANDERSON SURVEY (RR #5522-RR #1446)
HB1984: The Appraised value of \$200 in 2025 as compared to			.000820 Royalty Interest Category: G1 Railroad #: 1380
			\$380 in 2020 is a 47.37% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	220	0	200
QUITMAN ISD	220	0	200
HOSPITAL	220	0	200
WASTE DISPOSAL	220	0	200

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	260	200	Lease: 500417 Type: REAL Owner #: 701459
QUITMAN ISD	260	200	Legal: JOHNSON B L -B- (01)
HOSPITAL	260	200	WYNN-CROSBY OPER LTD
WASTE DISPOSAL	260	200	RRC #1377
HB1984: The Appraised value of \$200 in 2025 as compared to			.000820 Royalty Interest Category: G1 Railroad #: 1377
			\$290 in 2020 is a 31.03% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	260	0	200
QUITMAN ISD	260	0	200
HOSPITAL	260	0	200
WASTE DISPOSAL	260	0	200

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	1,160	270	1,170		
QUITMAN ISD	1,160	270	1,170		
HOSPITAL	1,160	270	1,170		
WASTE DISPOSAL	1,160	270	1,170		

