

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

MANZIEL BOBBY JOE  
PO BOX 6032  
TYLER TX 75711-6032



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:	703934 2824
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	280	290	Lease: 5600 Type: REAL Owner #: 703934
QUITMAN ISD	280	290	Legal: BAILEY W F
HOSPITAL	280	290	ATLANTIS OIL
WASTE DISPOSAL	280	290	AB 27 SAMUEL BURCH SURVEY RRC# 869
HB1984: The Appraised value of \$290 in 2025 as compared to \$150 in 2020 is a 93.33% increase.			.000269 Royalty Interest Category: G1 Railroad #: 869
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	280	0	290
QUITMAN ISD	280	0	290
HOSPITAL	280	0	290
WASTE DISPOSAL	280	0	290

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	490	610	Lease: 55800	Type: REAL Owner #: 703934
QUITMAN ISD	C	490	610	Legal: HOWLE C P ETAL UNIT	
HOSPITAL	C	490	610	SOUTHWEST OPER INC	
WASTE DISPOSAL	C	490	610	AB 27 BURCH SURVEY	
				RRC# 861	
				.001112 Royalty Interest	
				Category: G1	
				Railroad #: 861	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$610 in 2025 as compared to \$340 in 2020 is a 79.41% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		490	20	590	
QUITMAN ISD		490	20	590	
HOSPITAL		490	20	590	
WASTE DISPOSAL		490	20	590	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		230	230	Lease: 61600	Type: REAL Owner #: 703934
QUITMAN ISD		230	230	Legal: JOHNSTON W L	
HOSPITAL		230	230	FAIR OIL LTD	
WASTE DISPOSAL		230	230	AB 458 POLK SURVEY	
				WELL #1 RRC# 882	
				.000298 Royalty Interest	
				Category: G1	
				Railroad #: 882	
HB1984: The Appraised value of \$230 in 2025 as compared to \$190 in 2020 is a 21.05% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		204	0	230	
QUITMAN ISD		204	0	230	
HOSPITAL		204	0	230	
WASTE DISPOSAL		204	0	230	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY	C	10	20	Lease: 71200	Type: REAL Owner #: 703934
QUITMAN ISD	C	10	20	Legal: MALONE-TAYLOR UNIT #1	
HOSPITAL	C	10	20	SOUTHWEST OPER INC	
WASTE DISPOSAL	C	10	20	AB 458-523 POLK-SECREST SURVEY	
				RRC# 12642	
				.000289 Royalty Interest	
				Category: G1	
				Railroad #: 12642	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$20 in 2025 as compared to \$60 in 2020 is a 66.67% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		10	10	10	
QUITMAN ISD		10	10	10	
HOSPITAL		10	10	10	
WASTE DISPOSAL		10	10	10	

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	350	200	Lease: 98400 Type: REAL Owner #: 703934
QUITMAN ISD	350	200	Legal: NOE J L
HOSPITAL	350	200	SOUTHWEST OPER INC
WASTE DISPOSAL	350	200	AB 1 WM BARNHILL SURVEY RRC# 863
HB1984: The Appraised value of \$200 in 2025 as compared to \$530 in 2020 is a 62.26% decrease.			.000639 Royalty Interest Category: G1 Railroad #: 863
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	350	0	200
QUITMAN ISD	350	0	200
HOSPITAL	350	0	200
WASTE DISPOSAL	350	0	200

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	40	100	Lease: 120200 Type: REAL Owner #: 703934
QUITMAN ISD	40	100	Legal: POLLARD O D
HOSPITAL	40	100	SOUTHWEST OPER INC
WASTE DISPOSAL	40	100	AB 523-1 SECREST-BARNHILL SURS RRC# 875
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$100 in 2025 as compared to \$110 in 2020 is a 9.09% decrease.			.000540 Royalty Interest Category: G1 Railroad #: 875
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	40	50	50
QUITMAN ISD	40	50	50
HOSPITAL	40	50	50
WASTE DISPOSAL	40	50	50

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	220	230	Lease: 120400 Type: REAL Owner #: 703934
QUITMAN ISD	220	230	Legal: POLLARD O D -A-
HOSPITAL	220	230	SOUTHWEST OPER INC
WASTE DISPOSAL	220	230	AB 523 SECREST SURVEY RRC# 876 & 854
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$230 in 2025 as compared to \$40 in 2020 is a 475.00% increase.			.000645 Royalty Interest Category: G1 Railroad #: 13807
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	144	60	170
QUITMAN ISD	144	60	170
HOSPITAL	144	60	170
WASTE DISPOSAL	144	60	170

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL  No 2020 Hist		10 10 10 10	Lease: 500096 Type: REAL Owner #: 703934 Legal: BAILEY DOYLE SOUTHWEST OPERATING AB 27 SAMUEL BURCH SURVEY WELL #1 RRC #133581  .000263 Royalty Interest Category: G1 Railroad #: 148537		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	0 0 0 0	0 0 0 0	10 10 10 10		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL  No 2020 Hist		10 10 10 10	Lease: 500230 Type: REAL Owner #: 703934 Legal: MALONE-TAYLOR UNIT #6 SOUTHWEST OPER INC AB 458 JOHN POLK SURVEY WELL #6 RRC# 167540  .000289 Royalty Interest Category: G1 Railroad #: 167540		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	0 0 0 0	0 0 0 0	10 10 10 10		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL  HB1984: The Appraised value of \$10 in 2025 as compared to \$10 in 2020 is a .00% increase.	10 10 10 10	10 10 10 10	Lease: 500299 Type: REAL Owner #: 703934 Legal: REYNOLDS S R -A- SOUTHWEST OPER-TYLER AB 1 WM BARNHILL SURVEY RRC# 14411  .000080 Royalty Interest Category: G1 Railroad #: 14411		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY QUITMAN ISD HOSPITAL WASTE DISPOSAL	10 10 10 10	0 0 0 0	10 10 10 10		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY		80	40	Lease: 500348    Type: REAL    Owner #: 703934		
QUITMAN ISD		80	40	Legal: BAYLOR UNIVERSITY UNIT		
HOSPITAL		80	40	SOOUTHWEST OPER-TYLR		
WASTE DISPOSAL		80	40	AB 1    BARNHILL W SURVEY		
				RRC# 14942		
				.000251 Royalty Interest		
				Category:    G1		
				Railroad #:        268311		
No 2020 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		80	0	40		
QUITMAN ISD		80	0	40		
HOSPITAL		80	0	40		
WASTE DISPOSAL		80	0	40		

### Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	1,608	140	1,610		
QUITMAN ISD	1,608	140	1,610		
HOSPITAL	1,608	140	1,610		
WASTE DISPOSAL	1,608	140	1,610		

