

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

RICHEY PROPERTIES INC  
PO BOX 6806  
TYLER TX 75711-6806



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: 703989 3877

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		136,060	104,850	Lease: 29800    Type: REAL    Owner #: 703989	
QUITMAN ISD		136,060	104,850	Legal: DERR R F	
HOSPITAL		136,060	104,850	RICHEY PROPERTIES	
WASTE DISPOSAL		136,060	104,850	AB 98 S CALDERON SURVEY	
				RRC# 5073	
				.108208 Override Royalty	
				Category:        G1	
				Railroad #:                5073	
HB1984: The Appraised value of \$104,850 in 2025 as compared to \$14,410 in 2020 is a 627.62% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		103,632	0	104,850	
QUITMAN ISD		103,632	0	104,850	
HOSPITAL		103,632	0	104,850	
WASTE DISPOSAL		103,632	0	104,850	
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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	389,430	245,520	Lease: 29800	Type: REAL Owner #: 703989
QUITMAN ISD	C	389,430	245,520	Legal: DERR R F	
HOSPITAL	C	389,430	245,520	RICHEY PROPERTIES	
WASTE DISPOSAL	C	389,430	245,520	AB 98 S CALDERON SURVEY	
				RRC# 5073	
				.653585 Working Interest	
				Category: G1	
				Railroad #: 5073	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$245,520 in 2025 as compared to \$8,370 in 2020 is a 2833.33% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	181,536	27,680	217,840		
QUITMAN ISD	181,536	27,680	217,840		
HOSPITAL	181,536	27,680	217,840		
WASTE DISPOSAL	181,536	27,680	217,840		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		78,230	31,220	Lease: 63760	Type: REAL Owner #: 703989
QUITMAN ISD		78,230	31,220	Legal: KENNEDY-BUTLER UN	
HOSPITAL		78,230	31,220	RICHEY PROPERTIES	
WASTE DISPOSAL		78,230	31,220	AB 609 A C WALTERS SURVEY	
				.856583 Working Interest	
				Category: G1	
				Railroad #: 10087	
HB1984: The Appraised value of \$31,220 in 2025 as compared to \$45,490 in 2020 is a 31.37% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	78,230	0	31,220		
QUITMAN ISD	78,230	0	31,220		
HOSPITAL	78,230	0	31,220		
WASTE DISPOSAL	78,230	0	31,220		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		4,390	4,390	Lease: 121800	Type: REAL Owner #: 703989
QUITMAN ISD		4,390	4,390	Legal: PRUITT O R	
HOSPITAL		4,390	4,390	RICHEY PROPERTIES IN	
WASTE DISPOSAL		4,390	4,390	AB 484 J ROBBINS SUR	
				(WELL #2)	
				.856286 Working Interest	
				Category: G1	
				Railroad #: 11475	
HB1984: The Appraised value of \$4,390 in 2025 as compared to \$4,390 in 2020 is a .00% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	4,390	0	4,390		
QUITMAN ISD	4,390	0	4,390		
HOSPITAL	4,390	0	4,390		
WASTE DISPOSAL	4,390	0	4,390		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		730	470	Lease: 150200	Type: REAL Owner #: 703989
QUITMAN ISD		730	470	Legal: TAYLOR PINKIE #1	
HOSPITAL		730	470	RICHEY PROPERTIES	
WASTE DISPOSAL		730	470	AB 10 H ANDERSON SURVEY	
				WELL #1 RRC# 5075	
	No 2020 Hist			.054821 Override Royalty	
				Category: G1	
				Railroad #: 5075	
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		730	0	470	
QUITMAN ISD		730	0	470	
HOSPITAL		730	0	470	
WASTE DISPOSAL		730	0	470	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		4,180	4,180	Lease: 150200	Type: REAL Owner #: 703989
QUITMAN ISD		4,180	4,180	Legal: TAYLOR PINKIE #1	
HOSPITAL		4,180	4,180	RICHEY PROPERTIES	
WASTE DISPOSAL		4,180	4,180	AB 10 H ANDERSON SURVEY	
				WELL #1 RRC# 5075	
				.785208 Working Interest	
				Category: G1	
				Railroad #: 5075	
HB1984: The Appraised value of \$4,180 in 2025 as compared to \$4,390 in 2020 is a 4.78% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		4,180	0	4,180	
QUITMAN ISD		4,180	0	4,180	
HOSPITAL		4,180	0	4,180	
WASTE DISPOSAL		4,180	0	4,180	

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	372,698	27,680	362,950		
QUITMAN ISD	372,698	27,680	362,950		
HOSPITAL	372,698	27,680	362,950		
WASTE DISPOSAL	372,698	27,680	362,950		

