

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

HESLER PATRICIA BENTON  
LIFE ESTATE  
SM42 LAKE CHEROKEE  
HENDERSON TX 75652-9452



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: 707336 2032  
  
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	4,620	4,300	Lease: 300070 Type: REAL Owner #: 707336
HAWKINS ISD	4,620	4,300	Legal: HAWKINS FLD UN TR B1-08
WASTE DISPOSAL	4,620	4,300	MERIT ENERGY CORP AB 449 J POLLOCK SURVEY (J P CRISMAN EST)
HB1984: The Appraised value of \$4,300 in 2025 as compared to \$4,310 in 2020 is a .23% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	4,620	0	4,300
HAWKINS ISD	4,620	0	4,300
WASTE DISPOSAL	4,620	0	4,300

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	10	10	Lease: 300140 Type: REAL Owner #: 707336		
HAWKINS ISD	10	10	Legal: HAWKINS FLD UN TR B1-15		
WASTE DISPOSAL	10	10	MERIT ENERGY CORP AB 183 M A ESPARCIA SURVEY (GUY CRISMAN)		
HB1984: The Appraised value of \$10 in 2025 as compared to \$10 in 2020 is a .00% increase.			.005208 Royalty Interest Category: G1 Railroad #: 5743		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	10	0	10		
HAWKINS ISD	10	0	10		
WASTE DISPOSAL	10	0	10		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	4,060	3,780	Lease: 300780 Type: REAL Owner #: 707336		
HAWKINS ISD	4,060	3,780	Legal: HAWKINS FLD UN TR B3-02		
WASTE DISPOSAL	4,060	3,780	MERIT ENERGY CORP AB 451 PARKER SURVEY (W D DAGNELL-B)		
HB1984: The Appraised value of \$3,780 in 2025 as compared to \$3,790 in 2020 is a .26% decrease.			.001622 Royalty Interest Category: G1 Railroad #: 5743		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	4,060	0	3,780		
HAWKINS ISD	4,060	0	3,780		
WASTE DISPOSAL	4,060	0	3,780		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	6,200	5,770	Lease: 300790 Type: REAL Owner #: 707336		
HAWKINS ISD	6,200	5,770	Legal: HAWKINS FLD UN TR B3-03		
WASTE DISPOSAL	6,200	5,770	MERIT ENERGY CORP AB 449 J POLLOCK SURVEY (ARTIE ROBINSON-B)		
HB1984: The Appraised value of \$5,770 in 2025 as compared to \$5,790 in 2020 is a .35% decrease.			.001724 Royalty Interest Category: G1 Railroad #: 5743		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	6,200	0	5,770		
HAWKINS ISD	6,200	0	5,770		
WASTE DISPOSAL	6,200	0	5,770		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	40,850	38,030	Lease: 300820 Type: REAL Owner #: 707336		
HAWKINS ISD	40,850	38,030	Legal: HAWKINS FLD UN TR B3-06		
WASTE DISPOSAL	40,850	38,030	MERIT ENERGY CORP AB 451 PARKER SURVEY (EMMA DAGNELL)		
HB1984: The Appraised value of \$38,030 in 2025 as compared to \$38,150 in 2020 is a .31% decrease.			.004252 Royalty Interest Category: G1 Railroad #: 5743		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	40,850	0	38,030		
HAWKINS ISD	40,850	0	38,030		
WASTE DISPOSAL	40,850	0	38,030		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY HAWKINS ISD WASTE DISPOSAL	50 50 50	60 60 60	Lease: 500446 Type: REAL Owner #: 707336 Legal: HAWKINS G/U 2-TRACT G XTO ENERGY INC AB 415/183 PARKER-ESPARCIA SUR TRACT G RRC #31738  .004252 Royalty Interest Category: G1 Railroad #: 31738  HB1984: The Appraised value of \$60 in 2025 as compared to \$600 in 2020 is a 90.00% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY HAWKINS ISD WASTE DISPOSAL	48 48 48	0 0 0	60 60 60

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	55,788	0	51,950		
HAWKINS ISD	55,788	0	51,950		
WASTE DISPOSAL	55,788	0	51,950		

