

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

MONCRIEF LEE WILEY 1988 TRUST  
% RYAN LLC  
1233 WEST LOOP S SUITE 1500  
HOUSTON TX 77027



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: 707462 3168  
  
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		390		410		Lease: 5600 Type: REAL Owner #: 707462	
QUITMAN ISD		390		410		Legal: BAILEY W F	
HOSPITAL		390		410		ATLANTIS OIL	
WASTE DISPOSAL		390		410		AB 27 SAMUEL BURCH SURVEY	
						RRC# 869	
						Agent: 549	
						.000377 Royalty Interest	
						Category: G1	
						Railroad #: 869	
HB1984: The Appraised value of \$410 in 2025 as compared to \$210 in 2020 is a 95.24% increase.							
Taxing Units		Last Year's Taxable		Proposed Deductions		Proposed Taxable (Less Deductions)	
COUNTY		390		0		410	
QUITMAN ISD		390		0		410	
HOSPITAL		390		0		410	
WASTE DISPOSAL		390		0		410	

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: 22680 Type: REAL	Owner #: 707462	
QUITMAN ISD	10	10	Legal: COKE SC UNIT TR 08		
HOSPITAL	10	10	GTG OPERATING LLC		
WASTE DISPOSAL	10	10	AB 657 M Y'BARBO SURVEY (J M ROBERTSON) .0380219	Agent: 549	
HB1984: The Appraised value of \$10 in 2025 as compared to \$10 in 2020 is a .00% increase.			.000400 Royalty Interest Category: G1 Railroad #: 5678		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	10	0	10		
QUITMAN ISD	10	0	10		
HOSPITAL	10	0	10		
WASTE DISPOSAL	10	0	10		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	170	210	Lease: 55800 Type: REAL	Owner #: 707462	
QUITMAN ISD	170	210	Legal: HOWLE C P ETAL UNIT		
HOSPITAL	170	210	SOUTHWEST OPER INC		
WASTE DISPOSAL	170	210	AB 27 BURCH SURVEY RRC# 861	Agent: 549	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$210 in 2025 as compared to \$120 in 2020 is a 75.00% increase.			.000388 Royalty Interest Category: G1 Railroad #: 861		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	170	10	200		
QUITMAN ISD	170	10	200		
HOSPITAL	170	10	200		
WASTE DISPOSAL	170	10	200		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	510	400	Lease: 138400 Type: REAL	Owner #: 707462	
QUITMAN ISD	510	400	Legal: SHAMBURGER J G -A-		
HOSPITAL	510	400	SOUTHWEST OPER INC		
WASTE DISPOSAL	510	400	AB 383 J M MOORE SURVEY RRC# 877 WELL #1-2	Agent: 549	
HB1984: The Appraised value of \$400 in 2025 as compared to \$340 in 2020 is a 17.65% increase.			.000657 Royalty Interest Category: G1 Railroad #: 877		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	510	0	400		
QUITMAN ISD	510	0	400		
HOSPITAL	510	0	400		
WASTE DISPOSAL	510	0	400		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	10	10	Lease: 138600 Type: REAL Owner #: 707462
QUITMAN ISD	10	10	Legal: SHAMBURGER J G -B-
HOSPITAL	10	10	SOUTHWEST OPER INC
WASTE DISPOSAL	10	10	AB 383 J M MOORE SURVEY
			RR# 878 WELL #1-2
			Agent: 549
			.000657 Royalty Interest
			Category: G1
			Railroad #: 878
HB1984: The Appraised value of \$10 in 2025 as compared to \$140 in 2020 is a 92.86% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	10	0	10
QUITMAN ISD	10	0	10
HOSPITAL	10	0	10
WASTE DISPOSAL	10	0	10

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	460	340	Lease: 500209 Type: REAL Owner #: 707462
QUITMAN ISD	370	280	Legal: SHAMBURGER J G #3 & #4A
WINNSBORO ISD	90	60	SOUTHWEST OPER INC
HOSPITAL	370	280	AB 1 WM BARNHILL SURVEY
WASTE DISPOSAL	460	340	WELL #3 RRC# 13103 #4A
			Agent: 549
			.000657 Royalty Interest
			Category: G1
			Railroad #: 13103
Deductions: (G)=LESS THAN \$500 MIN INT			
HB1984: The Appraised value of \$340 in 2025 as compared to \$230 in 2020 is a 47.83% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	460	0	340
QUITMAN ISD	370	0	280
WINNSBORO ISD	0	60	0
HOSPITAL	370	0	280
WASTE DISPOSAL	460	0	340

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	910	1,790	Lease: 500429 Type: REAL Owner #: 707462
QUITMAN ISD	910	1,790	Legal: COKE PALUXY UNIT
HOSPITAL	910	1,790	GTG OPERATING LLC
WASTE DISPOSAL	910	1,790	AB 347 J KNIGHT
			RRC 15483
			Agent: 549
			.000176 Royalty Interest
			Category: G1
			Railroad #: 15483
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			
HB1984: The Appraised value of \$1,790 in 2025 as compared to \$3,670 in 2020 is a 51.23% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	910	700	1,090
QUITMAN ISD	910	700	1,090
HOSPITAL	910	700	1,090
WASTE DISPOSAL	910	700	1,090

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	2,460	710	2,460		
QUITMAN ISD	2,370	710	2,400		
HOSPITAL	2,370	710	2,400		
WASTE DISPOSAL	2,460	710	2,460		
WINNSBORO ISD	0	60	0		

