

woodhelp@woodcad.org

DENHAM JUNE LIFE EST
PO BOX 1245
ALLEN TX 75013-0020

Abstract

APPAISAL YEAR 2025
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 7/07/2025 AT: 9:00 AM
APPAISAL 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: 708198 1182

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE
APPAISAL 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	C	130	290	Lease: 60600 Type: REAL Owner #: 708198		
QUITMAN ISD	C	130	290	Legal: JOHNSON B L		
HOSPITAL	C	130	290	ATLAS OPERATING		
WASTE DISPOSAL	C	130	290	AB 484 JOSHUA ROBBINS SURVEY		
				WELL #3 & 9		
				.000359 Royalty Interest		
				Category: G1		
				Railroad #: 1441		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$290 in 2025 as compared to \$110 in 2020 is a 163.64% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	130	130	160			
QUITMAN ISD	130	130	160			
HOSPITAL	130	130	160			
WASTE DISPOSAL	130	130	160			

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, beginnng 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	90	150	Lease: 61200	Type: REAL	Owner #: 708198
QUITMAN ISD	C	90	150	Legal: JOHNSON B L -E-		
HOSPITAL	C	90	150	WYNN-CROSBY OPER		
WASTE DISPOSAL	C	90	150	AB 10 H ANDERSON SURVEY		
				RRC# 1379		
				.000219 Royalty Interest		
				Category: G1		
				Railroad #: 1379		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$150 in 2025 as compared to \$230 in 2020 is a 34.78% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		90	40	110		
QUITMAN ISD		90	40	110		
HOSPITAL		90	40	110		
WASTE DISPOSAL		90	40	110		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY		10	10	Lease: 147900	Type: REAL	Owner #: 708198
QUITMAN ISD		10	10	Legal: STONE-JOHNSON -A-		
HOSPITAL		10	10	ATLANTIS OIL		
WASTE DISPOSAL		10	10	AB 10 H ANDERSON SURVEY		
				RRC# 1342 WELL #1R		
				.000038 Royalty Interest		
				Category: G1		
				Railroad #: 1342		
No 2020 Hist						
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		40	30	Lease: 148200	Type: REAL	Owner #: 708198
QUITMAN ISD		40	30	Legal: STONE-JOHNSON -C1-		
HOSPITAL		40	30	WYNN-CROSBY OPER		
WASTE DISPOSAL		40	30	AB 10 H ANDERSON SURVEY		
				(RR #5522-RR #1446)		
				.000131 Royalty Interest		
				Category: G1		
				Railroad #: 1380		
HB1984: The Appraised value of \$30 in 2025 as compared to \$60 in 2020 is a 50.00% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		36	0	30		
QUITMAN ISD		36	0	30		
HOSPITAL		36	0	30		
WASTE DISPOSAL		36	0	30		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY	C	80	180	Lease: 500255	Type: REAL Owner #: 708198
QUITMAN ISD	C	80	180	Legal: JOHNSON B L #1-R	
HOSPITAL	C	80	180	ATLAS OPERATING	
WASTE DISPOSAL	C	80	180	AB 484 JOSHUA ROBBINS SURVEY	
				WELL #1-R RRC# 13817	
				.000359 Royalty Interest	
				Category: G1	
				Railroad #: 13817	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$180 in 2025 as compared to \$70 in 2020 is a 157.14% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	80	80	100		
QUITMAN ISD	80	80	100		
HOSPITAL	80	80	100		
WASTE DISPOSAL	80	80	100		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		70	50	Lease: 500417	Type: REAL Owner #: 708198
QUITMAN ISD		70	50	Legal: JOHNSON B L -B- (01)	
HOSPITAL		70	50	WYNN-CROSBY OPER LTD	
WASTE DISPOSAL		70	50		
				RRC #1377	
				.000219 Royalty Interest	
				Category: G1	
				Railroad #: 1377	
HB1984: The Appraised value of \$50 in 2025 as compared to \$80 in 2020 is a 37.50% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	70	0	50		
QUITMAN ISD	70	0	50		
HOSPITAL	70	0	50		
WASTE DISPOSAL	70	0	50		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	416	250	460		
QUITMAN ISD	416	250	460		
HOSPITAL	416	250	460		
WASTE DISPOSAL	416	250	460		

