

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

DUBELL DAVID TR II A/C399035-5
% PDS TAX SERVICES INC
777 TAYLOR STREET PH P1A
FORT WORTH TX 76102-4944



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: 708289 1267

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		10	10	Lease: 22670 Type: REAL Owner #: 708289
QUITMAN ISD	G	10	10	Legal: COKE SC UNIT TR 07
HOSPITAL	G	10	10	GTG OPERATING LLC
WASTE DISPOSAL		10	10	AB 657 M Y'BARBO SURVEY (C B KENNEMER 'C') .0196331 Agent: 426
Deductions: (G)=LESS THAN \$500 MIN INT				.001029 Royalty Interest
HB1984: The Appraised value of \$10 in 2025 as compared to \$10 in 2020 is a .00% increase.				Category: G1
Taxing Units				Railroad #: 5678
		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		10	0	10
QUITMAN ISD		0	10	0
HOSPITAL		0	10	0
WASTE DISPOSAL		10	0	10

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		60	40	Lease: 22750	Type: REAL Owner #: 708289
QUITMAN ISD	G	60	40	Legal: COKE SC UNIT TR 15	
HOSPITAL	G	60	40	GTG OPERATING LLC	
WASTE DISPOSAL		60	40	AB 347 J KNIGHT SURVEY	
				(C B KENNEMER 'B') .0822195	
					Agent: 426
				.001029 Royalty Interest	
				Category: G1	
				Railroad #: 5678	
Deductions: (G)=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$40 in 2025 as compared to \$60 in 2020 is a 33.33% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		60	0	40	
QUITMAN ISD		0	40	0	
HOSPITAL		0	40	0	
WASTE DISPOSAL		60	0	40	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		20	20	Lease: 22755	Type: REAL Owner #: 708289
QUITMAN ISD	G	20	20	Legal: COKE SC UNIT TR 15A	
HOSPITAL	G	20	20	GTG OPERATING LLC	
WASTE DISPOSAL		20	20	AB 347 J KNIGHT SURVEY	
				(C B KENNEMER 'A') .0292654	
					Agent: 426
				.001029 Royalty Interest	
				Category: G1	
				Railroad #: 5678	
Deductions: (G)=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$20 in 2025 as compared to \$20 in 2020 is a .00% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		20	0	20	
QUITMAN ISD		0	20	0	
HOSPITAL		0	20	0	
WASTE DISPOSAL		20	0	20	

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		1,160	1,080	Lease: 300610	Type: REAL Owner #: 708289
HAWKINS ISD		1,160	1,080	Legal: HAWKINS FLD UN TR B2-32	
WASTE DISPOSAL		1,160	1,080	MERIT ENERGY CORP	
				AB 48 B N HAMPTON SURVEY	
				(M A KAY EST-C)	
					Agent: 426
				.000315 Royalty Interest	
				Category: G1	
				Railroad #: 5743	
HB1984: The Appraised value of \$1,080 in 2025 as compared to \$1,080 in 2020 is a .00% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		1,160	0	1,080	
HAWKINS ISD		1,160	0	1,080	
WASTE DISPOSAL		1,160	0	1,080	

MINERAL APPRAISAL INFORMATION			LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	C		10	20	Lease: 500300 Type: REAL Owner #: 708289
QUITMAN ISD	G C		10	20	Legal: TIPPERARY (1)
HOSPITAL	G C		10	20	GTG OPERATING
WASTE DISPOSAL	C		10	20	AB 456 S G PURSE SURVEY WELL 1 RRC 14373
					Agent: 426
					.000069 Royalty Interest
					Category: G1
					Railroad #: 14373
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$20 in 2025 as compared to \$10 in 2020 is a 100.00% increase.					
Taxing Units	Last Year's Taxable		Proposed Deductions		Proposed Taxable (Less Deductions)
COUNTY	10		10		10
QUITMAN ISD	0		30		0
HOSPITAL	0		30		0
WASTE DISPOSAL	10		10		10

MINERAL APPRAISAL INFORMATION			LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	C		10	20	Lease: 500301 Type: REAL Owner #: 708289
QUITMAN ISD	G C		10	20	Legal: TIPPERARY -A- 2-1
HOSPITAL	G C		10	20	GTG OPERATING
WASTE DISPOSAL	C		10	20	AB 484 J ROBBINS SURVEY RRC# 14475
					Agent: 426
					.000069 Royalty Interest
					Category: G1
					Railroad #: 14475
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED					
No 2020 Hist					
Taxing Units	Last Year's Taxable		Proposed Deductions		Proposed Taxable (Less Deductions)
COUNTY	10		10		10
QUITMAN ISD	0		30		0
HOSPITAL	0		30		0
WASTE DISPOSAL	10		10		10

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	1,270	20	1,170		
QUITMAN ISD	0	130	0		
HOSPITAL	0	130	0		
WASTE DISPOSAL	1,270	20	1,170		
HAWKINS ISD	1,160	0	1,080		

