

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

YAHR ELIZABETH ANN
1455 WOOTEN RD APT 48
BEAUMONT TX 77707-2738



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: 715379 5143

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 WINNSBORO ISD WASTE DISPOSAL ESD #1 <						

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	190	130	Lease: 500110 Type: REAL Owner #: 715379		
WINNSBORO ISD	190	130	Legal: HOLLY CREEK UNIT #2		
WASTE DISPOSAL	190	130	LINDER JOHN OPERATIN		
ESD #1	190	130	AB 454 MARY POLK SURVEY		
			WELL #1 RRC #12941		
			.000130 Royalty Interest		
			Category: G1		
			Railroad #: 12941		
HB1984: The Appraised value of \$130 in 2025 as compared to \$110 in 2020 is a 18.18% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	190	0	130		
WINNSBORO ISD	190	0	130		
WASTE DISPOSAL	190	0	130		
ESD #1	190	0	130		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	60	60	Lease: 500111 Type: REAL Owner #: 715379		
WINNSBORO ISD	60	60	Legal: SANER-RUNGE UNIT		
WASTE DISPOSAL	60	60	JOHN LINDER OPER		
ESD #1	60	60	AB 454 MARY POLK SURVEY		
			WELL #1 RRC# 12888		
			.000065 Royalty Interest		
			Category: G1		
			Railroad #: 12888		
HB1984: The Appraised value of \$60 in 2025 as compared to \$20 in 2020 is a 200.00% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	60	0	60		
WINNSBORO ISD	60	0	60		
WASTE DISPOSAL	60	0	60		
ESD #1	60	0	60		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	220	210	Lease: 500112 Type: REAL Owner #: 715379		
WINNSBORO ISD	220	210	Legal: HOLLY CREEK UNIT #1		
WASTE DISPOSAL	220	210	LINDER JOHN OPERATIN		
ESD #1	220	210	AB 454 MARY POLK SURVEY		
			WELL #2 RRC #12923		
			.000130 Royalty Interest		
			Category: G1		
			Railroad #: 12923		
HB1984: The Appraised value of \$210 in 2025 as compared to \$160 in 2020 is a 31.25% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	220	0	210		
WINNSBORO ISD	220	0	210		
WASTE DISPOSAL	220	0	210		
ESD #1	220	0	210		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY	G	50	40	Lease: 500198	Type: REAL Owner #: 715379
WINNSBORO ISD		30	20	Legal: HOLLY CREEK UNIT #3	
HARMONY ISD		30	20	LINDER JOHN OPERATIN	
WASTE DISPOSAL		50	40	AB 454 MARY POLK SURVEY	
ESD #1		50	40	WELL #1	
				.000048 Royalty Interest	
				Category: G1	
				Railroad #: 13025	
Deductions: (G)=LESS THAN \$500 MIN INT					
HB1984: The Appraised value of \$40 in 2025 as compared to \$40 in 2020 is a .00% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	48	0	40		
WINNSBORO ISD	24	0	20		
HARMONY ISD	0	20	0		
WASTE DISPOSAL	48	0	40		
ESD #1	48	0	40		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		180	130	Lease: 500199 Type: REAL Owner #: 715379	
WINNSBORO ISD		180	130	Legal: HOLLY CREEK UNIT #4	
WASTE DISPOSAL		180	130	LINDER JOHN OPERATIN	
ESD #1		180	130	AB 454 MARY POLK SURVEY	
				RRC# 13068 WELL #1	
				.000130 Royalty Interest	
				Category: G1	
				Railroad #: 13068	
HB1984: The Appraised value of \$130 in 2025		as compared to		\$100 in 2020 is a 30.00% increase.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	180	0	130		
WINNSBORO ISD	180	0	130		
WASTE DISPOSAL	180	0	130		
ESD #1	180	0	130		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	50	20	Lease: 500205 Type: REAL Owner #: 715379		
WINNSBORO ISD	C	50	20	Legal: CROW UNIT #1		
WASTE DISPOSAL	C	50	20	LINDER JOHN OPERATIN		
ESD #1	C	50	20	AB 454 MARY POLK SURVEY		
				WELL #1		
				.000130 Royalty Interest		
				Category: G1		
				Railroad #: 13102		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
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		12	10	10		
WINNSBORO ISD		12	10	10		
WASTE DISPOSAL		12	10	10		
ESD #1		12	10	10		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY		140	100	Lease: 500217 Type: REAL Owner #: 715379		
WINNSBORO ISD		140	100	Legal: SANER MARY #8		
WASTE DISPOSAL		140	100	JOHN LINDER OPER AB 454 M POLK SURVEY RRC# 1232 WELL #8		
				.000097 Royalty Interest Category: G1 Railroad #: 1232		
HB1984: The Appraised value of \$100 in 2025				as compared to \$60 in 2020 is a 66.67% increase.		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		120	0	100		
WINNSBORO ISD		120	0	100		
WASTE DISPOSAL		120	0	100		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	866	10	710		
WINNSBORO ISD	842	10	690		
WASTE DISPOSAL	866	10	710		
ESD #1	746	10	610		
HARMONY ISD	0	20	0		