

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

PIERSON JAMES H S FAM TRUST
% 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: 717828 3656

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 YANTIS ISD WASTE DISPOSAL	270 270 270	270 270 270	Lease: 500424 Type: REAL Owner #: 717828 Legal: MCDOWELL PAUL (01) VALENCE OPERATING AB-225 J GRACE SURVEY RRC #275679 WELL #1 Agent: 113 .009783 Royalty Interest Category: G1 Railroad #: 275679 HB1984: The Appraised value of \$270 in 2025 as compared to \$470 in 2020 is a 42.55% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY YANTIS ISD WASTE DISPOSAL	270 270 270	0 0 0	270 270 270

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 YANTIS ISD WASTE DISPOSAL No 2020 Hist	18,650 18,650 18,650	9,650 9,650 9,650	Lease: 500481 Type: REAL Legal: MALLOY UNIT VALENCE OPERATING CO AB 607 WALKER J SURVEY RRC #4411 .015336 Royalty Interest Category: G1 Railroad #: 4411	Owner #: 717828 Agent: 113	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY YANTIS ISD WASTE DISPOSAL	18,650 18,650 18,650	0 0 0	9,650 9,650 9,650		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY YANTIS ISD WASTE DISPOSAL No 2020 Hist	30,560 30,560 30,560	31,160 31,160 31,160	Lease: 500483 Type: REAL Legal: CATFISH VALENCE OPERATING AB 607 WALKER J RRC 4434 1H .005135 Royalty Interest Category: G1 Railroad #: 4434	Owner #: 717828 Agent: 113	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY YANTIS ISD WASTE DISPOSAL	30,560 30,560 30,560	0 0 0	31,160 31,160 31,160		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY C YANTIS ISD C WASTE DISPOSAL C Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2020 Hist	4,010 4,010 4,010	8,560 8,560 8,560	Lease: 500484 Type: REAL Legal: BASS VALENCE OPERATING AB 607 WALKER J RRC # 4435 1H .002536 Royalty Interest Category: G1 Railroad #: 4435	Owner #: 717828 Agent: 113	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY YANTIS ISD WASTE DISPOSAL	4,010 4,010 4,010	3,750 3,750 3,750	4,810 4,810 4,810		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY YANTIS ISD WASTE DISPOSAL	53,490 53,490 53,490	3,750 3,750 3,750	45,890 45,890 45,890		