

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

RITCHEY ROBERT  
1916 MEADOW SPRING  
HASLET TX 76052



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:	718914 3895
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	C	190	430	Lease: 60600 Type: REAL Owner #: 718914
QUITMAN ISD	C	190	430	Legal: JOHNSON B L
HOSPITAL	C	190	430	ATLAS OPERATING
WASTE DISPOSAL	C	190	430	AB 484 JOSHUA ROBBINS SURVEY
				WELL #3 & 9
				.000538 Royalty Interest
				Category: G1
				Railroad #: 1441
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				
HB1984: The Appraised value of \$430 in 2025 as compared to \$170 in 2020 is a 152.94% increase.				
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	190	200	230	
QUITMAN ISD	190	200	230	
HOSPITAL	190	200	230	
WASTE DISPOSAL	190	200	230	

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	C	140	230	Lease: 61200	Type: REAL Owner #: 718914
QUITMAN ISD	C	140	230	Legal: JOHNSON B L -E-	
HOSPITAL	C	140	230	WYNN-CROSBY OPER	
WASTE DISPOSAL	C	140	230	AB 10 H ANDERSON SURVEY	
				RRC# 1379	
				.000329 Royalty Interest	
				Category: G1	
				Railroad #: 1379	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$230 in 2025 as compared to \$340 in 2020 is a 32.35% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	140	60	170		
QUITMAN ISD	140	60	170		
HOSPITAL	140	60	170		
WASTE DISPOSAL	140	60	170		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		20	10	Lease: 147900	Type: REAL Owner #: 718914
QUITMAN ISD		20	10	Legal: STONE-JOHNSON -A-	
HOSPITAL		20	10	ATLANTIS OIL	
WASTE DISPOSAL		20	10	AB 10 H ANDERSON SURVEY	
				RRC# 1342 WELL #1R	
				.000058 Royalty Interest	
				Category: G1	
				Railroad #: 1342	
No 2020 Hist					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	12	0	10		
QUITMAN ISD	12	0	10		
HOSPITAL	12	0	10		
WASTE DISPOSAL	12	0	10		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		50	50	Lease: 148200	Type: REAL Owner #: 718914
QUITMAN ISD		50	50	Legal: STONE-JOHNSON -C1-	
HOSPITAL		50	50	WYNN-CROSBY OPER	
WASTE DISPOSAL		50	50	AB 10 H ANDERSON SURVEY	
				(RR #5522-RR #1446)	
				.000196 Royalty Interest	
				Category: G1	
				Railroad #: 1380	
HB1984: The Appraised value of \$50 in 2025 as compared to \$90 in 2020 is a 44.44% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	50	0	50		
QUITMAN ISD	50	0	50		
HOSPITAL	50	0	50		
WASTE DISPOSAL	50	0	50		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY	C	120	260	Lease: 500255	Type: REAL Owner #: 718914
QUITMAN ISD	C	120	260	Legal: JOHNSON B L #1-R	
HOSPITAL	C	120	260	ATLAS OPERATING	
WASTE DISPOSAL	C	120	260	AB 484 JOSHUA ROBBINS SURVEY	
				WELL #1-R RRC# 13817	
				.000538 Royalty Interest	
				Category: G1	
				Railroad #: 13817	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED					
HB1984: The Appraised value of \$260 in 2025 as compared to \$100 in 2020 is a 160.00% increase.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	120	120	140		
QUITMAN ISD	120	120	140		
HOSPITAL	120	120	140		
WASTE DISPOSAL	120	120	140		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
COUNTY		100	80	Lease: 500417	Type: REAL Owner #: 718914
QUITMAN ISD		100	80	Legal: JOHNSON B L -B- (01)	
HOSPITAL		100	80	WYNN-CROSBY OPER LTD	
WASTE DISPOSAL		100	80		
				RRC #1377	
				.000329 Royalty Interest	
				Category: G1	
				Railroad #: 1377	
HB1984: The Appraised value of \$80 in 2025 as compared to \$120 in 2020 is a 33.33% decrease.					
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	100	0	80		
QUITMAN ISD	100	0	80		
HOSPITAL	100	0	80		
WASTE DISPOSAL	100	0	80		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	612	380	680		
QUITMAN ISD	612	380	680		
HOSPITAL	612	380	680		
WASTE DISPOSAL	612	380	680		

