

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

MCKINNEY CYNTHIA TRUST
CYNTHIA NAN MCKINNEY-TRUSTEE
76 SENDERO WOODS
FAIR OAKS RANCH TX 78015



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: 720697 3008

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 HAWKINS ISD WASTE DISPOSAL No 2020 Hist	20 20 20	20 20 20	Lease: 300000 Type: REAL Owner #: 720697 Legal: HAWKINS FLD UN TR B1-01 MERIT ENERGY CORP AB 450 H PAYNE SURVEY (J M MCCLAIN-A) .000446 Royalty Interest Category: G1 Railroad #: 5743
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY HAWKINS ISD WASTE DISPOSAL	20 20 20	0 0 0	20 20 20

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 HAWKINS ISD WASTE DISPOSAL No 2020 Hist	2,760 2,760 2,760	2,570 2,570 2,570	Lease: 300090 Type: REAL Owner #: 720697 Legal: HAWKINS FLD UN TR B1-10 MERIT ENERGY CORP AB 449 J POLLOCK SURVEY (MRS N M SHAMBURGER-B) .001236 Royalty Interest Category: G1 Railroad #: 5743		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY HAWKINS ISD WASTE DISPOSAL	2,760 2,760 2,760	0 0 0	2,570 2,570 2,570		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY HAWKINS ISD WASTE DISPOSAL No 2020 Hist	46,020 46,020 46,020	42,840 42,840 42,840	Lease: 300100 Type: REAL Owner #: 720697 Legal: HAWKINS FLD UN TR B1-11 MERIT ENERGY CORP AB 499 POLLOCK SURVEY (N M SHAMBURGER) .003296 Royalty Interest Category: G1 Railroad #: 5743		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY HAWKINS ISD WASTE DISPOSAL	46,020 46,020 46,020	0 0 0	42,840 42,840 42,840		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY C HAWKINS ISD C WASTE DISPOSAL C Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2020 Hist	19,210 19,210 19,210	35,630 35,630 35,630	Lease: 500493 Type: REAL Owner #: 720697 Legal: CARLISLE #1 STRAND ENERGY LC AB 209 W FISHER SURVEY WELL #1 RRC #15895 .020833 Royalty Interest Category: G1 Railroad #: 15895		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY HAWKINS ISD WASTE DISPOSAL	19,210 19,210 19,210	12,580 12,580 12,580	23,050 23,050 23,050		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY HAWKINS ISD WASTE DISPOSAL	68,010 68,010 68,010	12,580 12,580 12,580	68,480 68,480 68,480		