

This is NOT a Tax Statement **Notice Of Appraised Value** Do NOT Pay From This Notice

MADISON APPRAISAL DISTRICT
PO BOX 1328
808 STATE STREET
MADISONVILLE TX 77864-1927
903 657 2555

madisoncad@madisoncad.org

SWANSON CHILDREN TRST
%M SWANSON/A DEROEK/S CANAN-TT
177 CR 3136
JACKSONVILLE TX 75766



APPRAISAL YEAR 2024	
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING	
PROTESTS ON	6/20/2024 AT: 9:00 AM
808 STATE STREET	
MADISONVILLE TX 77864	
903-657-2555 EXT 37 OWNERSHIP	
903-657-2555 EXT 12 MINERALS	
903-657-2555 EXT 28 PERS PROP	
903-657-2555 EXT 28 UTILITIES	
Protest Deadline:	5-31-2024
ARB Hearing:	6-20-2024
Owner:	30558 2977
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 2024	PROPERTY DESCRIPTION	
MADISON COUNTY NORTH ZULCH ISD		460 460	380 380	Lease: 25770 Type: REAL Owner #: 30558 Legal: WIESE (1H) CML EXPLORATION AB-15 P H FULLENWIDER SURVEY .003070 Royalty Interest Category: G1 Railroad #: 25770 HB1984: The Appraised value of \$380 in 2024 as compared to \$450 in 2019 is a 15.56% decrease.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD	460 460	0 0	380 380		

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,

Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	8,520 8,520	6,440 6,440	Lease: 25871 Type: REAL Owner #: 30558 Legal: HARRISON (1H) & (2H) CML EXPLORATION AB-15 PETER FULLENWINDER SURV RRC #25871 WELL #1H 2H .003848 Royalty Interest Category: G1 Railroad #: 25871 HB1984: The Appraised value of \$6,440 in 2024 as compared to \$8,560 in 2019 is a 24.77% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	8,520 8,520	0 0	6,440 6,440

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY C NORMANGEE ISD C NORTH ZULCH ISD C	870 430 440	4,550 2,230 2,320	Lease: 26391 Type: REAL Owner #: 30558 Legal: HOWARD-PIERCE UNIT (1H) VESS OIL CORP AB 9 H CHANDLER SURVEY WELL #1H RRC# 26391 .006157 Royalty Interest Category: G1 Railroad #: 26391 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$4,550 in 2024 as compared to \$12,650 in 2019 is a 64.03% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORMANGEE ISD NORTH ZULCH ISD	870 430 440	3,506 1,714 1,792	1,044 516 528

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY C NORMANGEE ISD C NORTH ZULCH ISD C	9,380 1,210 8,170	12,750 1,640 11,110	Lease: 28003 Type: REAL Owner #: 30558 Legal: LEONA-HOWARD (ALLOCATION) #1H VESS OIL CORPORATION AB 9 H CHANDLER SURVEY WELL #1H, RRC #28003 .004232 Royalty Interest Category: G1 Railroad #: 28003 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORMANGEE ISD NORTH ZULCH ISD	9,380 1,210 8,170	1,494 188 1,306	11,256 1,452 9,804

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
MADISON COUNTY	C	4,330	7,510	Lease: 28004	Type: REAL	Owner #: 30558
NORMANGEE ISD	C	820	1,420	Legal: HOWARD-MOORE UNIT A #2H VESS OIL CORPORATION AB 9 H CHANDLER SURVEY WELL #2H RRC #28004 .003229 Royalty Interest Category: G1 Railroad #: 28004		
NORTH ZULCH ISD	C	3,510	6,090			
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY		4,330	2,314	5,196		
NORMANGEE ISD		820	436	984		
NORTH ZULCH ISD		3,510	1,878	4,212		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
MADISON COUNTY	C	7,430	10,230	Lease: 28010	Type: REAL	Owner #: 30558
NORMANGEE ISD	C	1,410	1,940	Legal: HOWARD-MOORE UNIT #1H VESS OIL CORPORATION AB 9 H CHANDLER SURVEY WELL #1H RRC #28010 .003245 Royalty Interest Category: G1 Railroad #: 28010		
NORTH ZULCH ISD	C	6,020	8,290			
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY		7,430	1,314	8,916		
NORMANGEE ISD		1,410	248	1,692		
NORTH ZULCH ISD		6,020	1,066	7,224		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
MADISON COUNTY		1,260	800	Lease: 93869 Type: REAL Owner #: 30558		
NORTH ZULCH ISD		1,260	800	Legal: WIESE G/U (1C) NZ OPERATING CO AB-159 THOMAS R MARSTON SURV .006355 Royalty Interest Category: G1 Railroad #: 93869		
HB1984: The Appraised value of \$800 in 2024				as compared to \$790 in 2019 is a 1.27% increase.		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY		1,260	0	800		
NORTH ZULCH ISD		1,260	0	800		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION		
MADISON COUNTY		1,190	1,240	Lease: 264532 Type: REAL Owner #: 30558		
MADISNVILLE CISD		1,190	1,240	Legal: POSTEL (01) E2 OPERATING LLC AB-188 R ROBBINS SURVEY .020582 Royalty Interest Category: G1 Railroad #: 264532		
HB1984: The Appraised value of \$1,240 in 2024 as compared to \$1,040 in 2019 is a 19.23% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	1,190	0	1,240			
MADISNVILLE CISD	1,190	0	1,240			

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY MADISNVLL Cisd	13,260 13,260	9,700 9,700	Lease: 741173 Type: REAL Owner #: 30558 Legal: BRASSELL (01) E2 OPERATING LLC AB 164 W MCLEAN SURVEY WELL #1 RRC# 271284 .035181 Royalty Interest Category: G1 Railroad #: 271284 HB1984: The Appraised value of \$9,700 in 2024 as compared to \$10,120 in 2019 is a 4.15% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY MADISNVLL Cisd	13,260 13,260	0 0	9,700 9,700

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY C NORMANGEE ISD C NORTH ZULCH ISD C	6,370 730 5,630	8,100 930 7,170	Lease: 743162 Type: REAL Owner #: 30558 Legal: LONG HOLLOW (1RE)(2H) VOC BRAZOS ENERGY AB 48 A J BONDS SURVEY WELL #1RE & #2H RRC# 26245 .010514 Royalty Interest Category: G1 Railroad #: 26245 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$8,100 in 2024 as compared to \$10,670 in 2019 is a 24.09% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORMANGEE ISD NORTH ZULCH ISD	6,370 730 5,630	456 54 414	7,644 876 6,756

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY MADISNVLL Cisd	20,660 20,660	14,520 14,520	Lease: 760144 Type: REAL Owner #: 30558 Legal: STIVER (01) E2 OPERATING LLC AB 188 R ROBBINS SURVEY WELL #1 RRC#276853 .036507 Royalty Interest Category: G1 Railroad #: 276853 HB1984: The Appraised value of \$14,520 in 2024 as compared to \$61,150 in 2019 is a 76.26% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY MADISNVLL Cisd	20,660 20,660	0 0	14,520 14,520

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORMANGEE ISD NORTH ZULCH ISD	3,000 330 2,670	2,620 290 2,330	Lease: 779015 Type: REAL Owner #: 30558 Legal: LEONA UNIT (1H) VESS OIL CORP AB 9 H CHANDLER SURVEY WELL #1H RRC #26650 .003138 Royalty Interest Category: G1 Railroad #: 26650 HB1984: The Appraised value of \$2,620 in 2024 as compared to \$7,770 in 2019 is a 66.28% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORMANGEE ISD NORTH ZULCH ISD	3,000 330 2,670	0 0 0	2,620 290 2,330

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	76,730	9,084	69,756		
NORTH ZULCH ISD	36,680	6,456	38,474		
NORMANGEE ISD	4,930	2,640	5,810		
MADISNVLE CISD	35,110	0	25,460		

