

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

ALLPHIN BENNY LEE
PO BOX 297
NORTH ZULCH TX 77872-0297



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: 48549 40

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		3,930 3,930	4,410 4,410	Lease: 11636 Type: REAL Owner #: 48549 Legal: GIBBS BROTHERS (2H) WILDFIRE ENERGY AB-176 A NUNLEY SURVEY RRC #11636 .014553 Royalty Interest Category: G1 Railroad #: 11636 HB1984: The Appraised value of \$4,410 in 2024 as compared to \$13,670 in 2019 is a 67.74% decrease.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD	3,930 3,930	0 0	4,410 4,410		

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	84,840 84,840	44,220 44,220	Lease: 25675 Type: REAL Owner #: 48549 Legal: ALLPHIN (1H) (2H) WILDFIRE ENERGY AB-176 A NUNLEY SURVEY RRC #25675 WELL #1H & 2H .029128 Royalty Interest Category: G1 Railroad #: 25675 HB1984: The Appraised value of \$44,220 in 2024 as compared to \$51,690 in 2019 is a 14.45% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	84,840 84,840	0 0	44,220 44,220

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	140 140	40 40	Lease: 111914 Type: REAL Owner #: 48549 Legal: EVANS FRANCES (01) WILDFIRE ENERGY AB-459 T R MARSTON SURVEY .003698 Royalty Interest Category: G1 Railroad #: 111914 HB1984: The Appraised value of \$40 in 2024 as compared to \$130 in 2019 is a 69.23% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	140 140	0 0	40 40

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	2,390 2,390	880 880	Lease: 727146 Type: REAL Owner #: 48549 Legal: DAINTY WILFRED (ALLOC) (2H) WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL #2H RRC#26936 .004544 Royalty Interest Category: G1 Railroad #: 26936 HB1984: The Appraised value of \$880 in 2024 as compared to \$880 in 2019 is a .00% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	2,390 2,390	0 0	880 880

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	2,030 2,030	270 270	Lease: 755314 Type: REAL Owner #: 48549 Legal: BERETTA (1H) WILDFIRE ENERGY AB 160 J MCGUIRE SURVEY WELL #1H RRC# 26320 .005978 Royalty Interest Category: G1 Railroad #: 26320 HB1984: The Appraised value of \$270 in 2024 as compared to \$2,380 in 2019 is a 88.66% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	2,030 2,030	0 0	270 270

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	10,530 10,530	1,190 1,190	Lease: 772542 Type: REAL Owner #: 48549 Legal: WAYLON (1H) WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL #1H RRC# 26942 .026332 Royalty Interest Category: G1 Railroad #: 26942 HB1984: The Appraised value of \$1,190 in 2024 as compared to \$24,440 in 2019 is a 95.13% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	10,530 10,530	0 0	1,190 1,190

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	320 320	130 130	Lease: 775598 Type: REAL Owner #: 48549 Legal: GEORGE (1H) WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL #1H RRC# 27019 .001136 Royalty Interest Category: G1 Railroad #: 27019 HB1984: The Appraised value of \$130 in 2024 as compared to \$2,740 in 2019 is a 95.26% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	320 320	0 0	130 130

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	2,770 2,770	2,300 2,300	Lease: 789278 Type: REAL Owner #: 48549 Legal: GREY (ALLOCATION) (1H) WILDFIRE ENERGY AB 459 T P MARSTON SURVEY WELL #1H RRC# 27033 .003554 Royalty Interest Category: G1 Railroad #: 27033 HB1984: The Appraised value of \$2,300 in 2024 as compared to \$3,250 in 2019 is a 29.23% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	2,770 2,770	0 0	2,300 2,300

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	950 950	390 390	Lease: 789284 Type: REAL Owner #: 48549 Legal: MORRIS (ALLOCATION) (1H) WILDFIRE ENERGY AB 459 T P MARSTON SURVEY WELL #1H RRC# 27034 .003576 Royalty Interest Category: G1 Railroad #: 27034 HB1984: The Appraised value of \$390 in 2024 as compared to \$840 in 2019 is a 53.57% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	950 950	0 0	390 390

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	13,480 13,480	1,020 1,020	Lease: 791641 Type: REAL Owner #: 48549 Legal: O'BRIEN (ALLOCATION) (1H) WILDFIRE ENERGY AB 160 J MCGUIRE SURVEY WELL #1H RRC# 27093 .004414 Royalty Interest Category: G1 Railroad #: 27093 HB1984: The Appraised value of \$1,020 in 2024 as compared to \$4,070 in 2019 is a 74.94% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	13,480 13,480	0 0	1,020 1,020

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	C 4,540 C	6,040 6,040	Lease: 835951 Type: REAL Owner #: 48549 Legal: FLEMING J ROB (ALLOC) (1H) WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL #1H RRC# 27530 .003645 Royalty Interest Category: G1 Railroad #: 27530 Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$6,040 in 2024 as compared to \$21,780 in 2019 is a 72.27% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	4,540 4,540	592 592	5,448 5,448

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	310 310	260 260	Lease: 837768 Type: REAL Owner #: 48549 Legal: KELLEY NED (1H) WILDFIRE ENERGY AB 160 J MCGUIRE SURVEY WELL #1H RRC# 27613 .000220 Royalty Interest Category: G1 Railroad #: 27613 HB1984: The Appraised value of \$260 in 2024 as compared to \$510 in 2019 is a 49.02% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	310 310	0 0	260 260

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable	
MADISON COUNTY NORTH ZULCH ISD	126,230 126,230	592 592	60,558 60,558	