

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

WATSON CHERRIE DARDEN
74 RHAPSODY BEND DR
THE WOODLANDS TX 77382-2001



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: 49482 3257 VISIT WWW.PANDAI.COM AND SELECT MINERAL OR PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.	
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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 MADISNVLE Cisd G		10 10	Lease: 25278 Type: REAL Owner #: 49482 Legal: FANNIN M G UNIT 2 (01) (03) SOUTHWEST OPERATING RRC #25278 WELLS # 1 & 3 .000061 Royalty Interest Category: G1 Railroad #: 25278
Deductions: (G)=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$10 in 2024 as compared to \$20 in 2019 is a 50.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY MADISNVLE Cisd	0 0	0 10	10 0

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,

MINERAL APPRAISAL INFORMATION			LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY	C		270	390	Lease: 25950 Type: REAL Owner #: 49482
NORTH ZULCH ISD	G C		270	390	Legal: HALL GRACE OIL UNIT -A- (1H) CONTANGO RESOURCES AB-16 A GEE SURVEY RRC #25950 .000258 Royalty Interest Category: G1 Railroad #: 25950
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$390 in 2024 as compared to \$170 in 2019 is a 129.41% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY		270	66	324	
NORTH ZULCH ISD		0	390	0	

MINERAL APPRAISAL INFORMATION			LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY			30	20	Lease: 161295 Type: REAL Owner #: 49482
NORTH ZULCH ISD	G		30	20	Legal: BIG INCH RANCH (01) FAULCONER ENERGY AB-114 HUGH HAMPTON SURVEY .001250 Royalty Interest Category: G1 Railroad #: 161295
Deductions: (G)=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$20 in 2024 as compared to \$20 in 2019 is a .00% increase.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY		30	0	20	
NORTH ZULCH ISD		0	20	0	

MINERAL APPRAISAL INFORMATION			LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY			130	130	Lease: 738907 Type: REAL Owner #: 49482
NORTH ZULCH ISD	G		130	130	Legal: WINCHESTER (1H) WILDFIRE ENERGY AB-184 W C PALMER SURVEY WELL #1H RRC# 26487 .000108 Royalty Interest Category: G1 Railroad #: 26487
Deductions: (G)=LESS THAN \$500 MIN INT HB1984: The Appraised value of \$130 in 2024 as compared to \$160 in 2019 is a 18.75% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY		130	0	130	
NORTH ZULCH ISD		0	130	0	

MINERAL APPRAISAL INFORMATION			LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY	C		320	410	Lease: 749050 Type: REAL Owner #: 49482
MADISNVILLE CISD	G C		320	410	Legal: HENSON UNIT 2 (1H) WILDFIRE ENERGY AB 8 T BOATWRIGHT SURVEY WELL #1H RRC# 26683 .000283 Royalty Interest Category: G1 Railroad #: 26683
Deductions: (G)=LESS THAN \$500 MIN INT (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$410 in 2024 as compared to \$630 in 2019 is a 34.92% decrease.					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY		320	26	384	
MADISNVILLE CISD		0	410	0	

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	750	92	868		
MADISNVLE CISD	0	420	0		
NORTH ZULCH ISD	0	540	0		

