

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

WILSON JAMES D JR FAMILY TR
CITIZENS 1ST BANK
PO BOX 630908
NACOGDOCHES TX 75963



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: 51248 3375

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		1,570 1,570	1,520 1,520	Lease: 25508 Type: REAL Owner #: 51248 Legal: WILSON UNIT -A- (2H) WILDFIRE ENERGY BRYAN ISD-50% AB-103 J K DAVIS SURVEY .051515 Royalty Interest Category: G1 Railroad #: 25508 HB1984: The Appraised value of \$1,520 in 2024 as compared to \$8,510 in 2019 is a 82.14% decrease.	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD	1,570 1,570	0 0	1,520 1,520		

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	1,970 1,970	690 690	Lease: 25964 Type: REAL Owner #: 51248 Legal: DUNMAN-WILSON (1H) WILDFIRE ENERGY AB-176 A NUNLEY SURVEY .018285 Royalty Interest Category: G1 Railroad #: 25964 HB1984: The Appraised value of \$690 in 2024 as compared to \$1,540 in 2019 is a 55.19% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	1,970 1,970	0 0	690 690

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	50,360 50,360	30,620 30,620	Lease: 25966 Type: REAL Owner #: 51248 Legal: WILSON J D (5H) WILDFIRE ENERGY AB-93 E EDWARDS SURVEY .056664 Royalty Interest Category: G1 Railroad #: 25966 HB1984: The Appraised value of \$30,620 in 2024 as compared to \$69,880 in 2019 is a 56.18% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	50,360 50,360	0 0	30,620 30,620

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	1,010 1,010	670 670	Lease: 772438 Type: REAL Owner #: 51248 Legal: COUNTY LINE (ALLOCATION) (1H) WILDFIRE ENERGY AB 93 E EDWARDS SURVEY WELL #1H RRC# 27005 .040236 Royalty Interest Category: G1 Railroad #: 27005 HB1984: The Appraised value of \$670 in 2024 as compared to \$1,590 in 2019 is a 57.86% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	1,010 1,010	0 0	670 670

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	17,880 17,880	19,670 19,670	Lease: 782968 Type: REAL Owner #: 51248 Legal: COUNTY LINE (2H) WILDFIRE ENERGY AB 93 E EDWARDS SURVEY WELL #2H RRC# 27028 .056510 Royalty Interest Category: G1 Railroad #: 27028 HB1984: The Appraised value of \$19,670 in 2024 as compared to \$46,780 in 2019 is a 57.95% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	17,880 17,880	0 0	19,670 19,670

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	17,720 17,720	12,570 12,570	Lease: 784903 Type: REAL Owner #: 51248 Legal: DALLAS (1H) WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL #1H RRC# 27022 .052977 Royalty Interest Category: G1 Railroad #: 27022 HB1984: The Appraised value of \$12,570 in 2024 as compared to \$790 in 2019 is a 1491.14% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	17,720 17,720	0 0	12,570 12,570

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	25,360 25,360	17,410 17,410	Lease: 784905 Type: REAL Owner #: 51248 Legal: WILSON (7H) WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL #7H RRC# 27025 .053046 Royalty Interest Category: G1 Railroad #: 27025 HB1984: The Appraised value of \$17,410 in 2024 as compared to \$36,810 in 2019 is a 52.70% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	25,360 25,360	0 0	17,410 17,410

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	4,750 4,750	1,410 1,410	Lease: 785386 Type: REAL Owner #: 51248 Legal: WAYNE (ALLOCATION) (1H) WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL #1H RRC# 27029 .056238 Royalty Interest Category: G1 Railroad #: 27029 HB1984: The Appraised value of \$1,410 in 2024 as compared to \$13,840 in 2019 is a 89.81% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	4,750 4,750	0 0	1,410 1,410

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	760 760	310 310	Lease: 785558 Type: REAL Owner #: 51248 Legal: MERIT (ALLOCATION) (1H) WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL #1H RRC# 27024 .031158 Royalty Interest Category: G1 Railroad #: 27024 HB1984: The Appraised value of \$310 in 2024 as compared to \$3,490 in 2019 is a 91.12% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	760 760	0 0	310 310

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	4,990 4,990	1,450 1,450	Lease: 785646 Type: REAL Owner #: 51248 Legal: CLARK (ALLOCATION) (1H) WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL #1H RRC# 26976 .016732 Royalty Interest Category: G1 Railroad #: 26976 HB1984: The Appraised value of \$1,450 in 2024 as compared to \$6,670 in 2019 is a 78.26% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	4,990 4,990	0 0	1,450 1,450

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	3,720 3,720	2,010 2,010	Lease: 785913 Type: REAL Owner #: 51248 Legal: DUNMAN-WILSON (3H) WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL #3H RRC# 27026 .014137 Royalty Interest Category: G1 Railroad #: 27026 HB1984: The Appraised value of \$2,010 in 2024 as compared to \$16,630 in 2019 is a 87.91% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	3,720 3,720	0 0	2,010 2,010

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	2,500 2,500	810 810	Lease: 785914 Type: REAL Owner #: 51248 Legal: DUNMAN-WILSON (4H) WILDFIRE ENERGY AN 97 THOS FITZGERALD SURVEY WELL #4H RRC# 27082 .007366 Royalty Interest Category: G1 Railroad #: 27082 HB1984: The Appraised value of \$810 in 2024 as compared to \$5,550 in 2019 is a 85.41% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	2,500 2,500	0 0	810 810

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	97,560 97,560	89,010 89,010	Lease: 836189 Type: REAL Owner #: 51248 Legal: RAINIER (1H) WILDFIRE ENERGY AB 93 E EDWARDS SURVEY WELL #1H RRC# 27503 .056234 Royalty Interest Category: G1 Railroad #: 27503 HB1984: The Appraised value of \$89,010 in 2024 as compared to \$142,010 in 2019 is a 37.32% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	97,560 97,560	0 0	89,010 89,010

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	14,100 14,100	12,000 12,000	Lease: 843672 Type: REAL Owner #: 51248 Legal: BRAZOS (ALLOCATION) 1H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL #1H RRC# 27528 .004758 Royalty Interest Category: G1 Railroad #: 27528 HB1984: The Appraised value of \$12,000 in 2024 as compared to \$46,430 in 2019 is a 74.15% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	14,100 14,100	0 0	12,000 12,000

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	244,250 244,250	0 0	190,150 190,150		

