

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

NEVILL JAMES H & JOYCE  
26880 PLEASANT GROVE RD  
NORTH ZULCH TX 77872-6244



<b>APPRAISAL YEAR 2024</b> 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: 51291 2200  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 NORTH ZULCH ISD	48,390 48,390	31,090 31,090	Lease: 25585 Type: REAL Owner #: 51291 Legal: MCGILL (1H) (2H) (4H) (5H) WILDFIRE ENERGY AN 226 J VAUGHN SURVEY  .014903 Royalty Interest Category: G1 Railroad #: 25585
HB1984: The Appraised value of \$31,090 in 2024 as compared to \$74,800 in 2019 is a 58.44% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	48,390 48,390	0 0	31,090 31,090

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	64,120 64,120	50,790 50,790	Lease: 25830 Type: REAL Owner #: 51291 Legal: HUTTO (1H) WILDFIRE ENERY AB-169 A MONTGOMERY SURV RRC #25830 WELL #1H  .043797 Royalty Interest Category: G1 Railroad #: 25830  HB1984: The Appraised value of \$50,790 in 2024 as compared to \$46,250 in 2019 is a 9.82% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	64,120 64,120	0 0	50,790 50,790

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	23,210 23,210	18,070 18,070	Lease: 27291 Type: REAL Owner #: 51291 Legal: H P (ALLOCATION) (1H) WILDFIRE ENERGY AB 169 A MONTGOMERY SURVEY WELL #1H RRC# 27291  .041084 Royalty Interest Category: G1 Railroad #: 27291  HB1984: The Appraised value of \$18,070 in 2024 as compared to \$38,180 in 2019 is a 52.67% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	23,210 23,210	0 0	18,070 18,070

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	320 320	280 280	Lease: 838915 Type: REAL Owner #: 51291 Legal: CAMP DEBORAH (1H) WILDFIRE ENERGY AB 160 J MCGUIRE SURVEY WELL #1H RRC# 27598  .000153 Royalty Interest Category: G1 Railroad #: 27598  HB1984: The Appraised value of \$280 in 2024 as compared to \$1,570 in 2019 is a 82.17% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	320 320	0 0	280 280

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	136,040 136,040	0 0	100,230 100,230		