

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

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: 58038 3373

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

WILSON FAMILY TRUST
DENNIE RAY & MARGARET WILSON
4587 FM 2865
NORTH ZULCH TX 77872-7031



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	C	40	300	Lease: 14468 Type: REAL Owner #: 58038
NORTH ZULCH ISD	C	40	300	Legal: DRAKE L A (01) SUMMIT RESOURCES MGT AB-242 WYATT/HADLEY/FITZGERALD .004470 Royalty Interest Category: G1 Railroad #: 14468
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$300 in 2024 as compared to \$90 in 2019 is a 233.33% increase.				
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY	40	252	48	
NORTH ZULCH ISD	40	252	48	

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

SEC 25.19

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8569

OWNER #:

58038

4/26/24

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	1,470 1,470	1,500 1,500	Lease: 25565 Type: REAL Owner #: 58038 Legal: FLOYD (01) CML EXPLORATION AB-176 A NUNLEY SURVEY RRC #25565 .001883 Royalty Interest Category: G1 Railroad #: 25565 HB1984: The Appraised value of \$1,500 in 2024 as compared to \$1,640 in 2019 is a 8.54% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	1,470 1,470	0 0	1,500 1,500

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	28,520 28,520	23,090 23,090	Lease: 25891 Type: REAL Owner #: 58038 Legal: BOENICK (1H) WILDFIRE ENERGY AB-97 T FITZGERALD SURVEY .011513 Royalty Interest Category: G1 Railroad #: 25891 HB1984: The Appraised value of \$23,090 in 2024 as compared to \$17,360 in 2019 is a 33.01% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	28,520 28,520	0 0	23,090 23,090

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	3,530 3,530	2,390 2,390	Lease: 758115 Type: REAL Owner #: 58038 Legal: FLEMING CHERYL L UT(ALLOC)(1H) WILDFIRE ENERGY AB 97 THOS FITZGERALD SURVEY WELL #1H RRC # 26859 .002304 Royalty Interest Category: G1 Railroad #: 26859 HB1984: The Appraised value of \$2,390 in 2024 as compared to \$8,230 in 2019 is a 70.96% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	3,530 3,530	0 0	2,390 2,390

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	11,550 11,550	13,770 13,770	Lease: 769787 Type: REAL Owner #: 58038 Legal: HIBBETTS (4H) WILDFIRE ENERGY AB 36 E H ALLEN SURVEY WELL #4H RRC# 27008 .008843 Royalty Interest Category: G1 Railroad #: 27008 HB1984: The Appraised value of \$13,770 in 2024 as compared to \$4,930 in 2019 is a 179.31% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	11,550 11,550	0 0	13,770 13,770

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	7,010 7,010	5,970 5,970	Lease: 796411 Type: REAL Owner #: 58038 Legal: MONTANA (1H) WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL #1H RRC# 4223 .004230 Royalty Interest Category: G1 Railroad #: 4223 HB1984: The Appraised value of \$5,970 in 2024 as compared to \$6,280 in 2019 is a 4.94% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	7,010 7,010	0 0	5,970 5,970

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	52,120 52,120	252 252	46,768 46,768		

