

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 2025  
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 6/24/2025 AT: 9:00 AM  
808 STATE STREET  
MADISONVILLE TX 77864  
903-657-2555 EXT 24 OWNERSHIP  
903-657-2555 EXT 12 MINERALS  
903-657-2555 EXT 28 PERS PROP  
903-657-2555 EXT 28 UTILITIES  
Protest Deadline: 6-02-2025  
ARB Hearing: 6-24-2025  
Owner: 25449 253  
  
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR  
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE  
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

BNSF RAILWAY CO  
PROPERTY TAX DEPT  
PO BOX 961089  
FORT WORTH TX 76161-0089



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 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORMANGEE ISD  No 2020 Hist		36,660 36,660	Lease: 4473 Type: REAL Owner #: 25449 Legal: PATRIOT #1H WILDFIRE ENERGY OPER AB 115 W G HALL SURVEY WELL #1H RRC #4473  .001427 Royalty Interest Category: G1 Railroad #: 4473
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORMANGEE ISD	0 0	0 0	36,660 36,660

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 2025	PROPERTY DESCRIPTION		
MADISON COUNTY NORTH ZULCH ISD		8,849,330 8,849,330	8,849,330 8,849,330	SEQ: 9900005    Type: PERSONAL    Owner #: 25449 Legal: MAIN TRACK MADISON COUNTY/NORTH ZULCH ISD  P-7900-000-1420-903  Category: J5    RAILROAD - CORRIDOR		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD		8,849,330 8,849,330	0 0	8,849,330 8,849,330		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY NORMANGEE ISD		4,923,010 4,923,010	4,923,010 4,923,010	SEQ: 9900010    Type: PERSONAL    Owner #: 25449 Legal: MAIN TRACK MADISON COUNTY/NORMANGEE ISD  P-7900-000-1670-906  Category: J5    RAILROAD - CORRIDOR		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORMANGEE ISD		4,923,010 4,923,010	0 0	4,923,010 4,923,010		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY NORTH ZULCH ISD		57,180 57,180	150,000 150,000	SEQ: 9900015    Type: PERSONAL    Owner #: 25449 Legal: VEHICLES  P-7900-000-1790-903  Category: L2A    INDUS.- VEHICLES, 1 TON & OVER		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD		57,180 57,180	0 0	150,000 150,000		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY NORTH ZULCH ISD		539,620 539,620	539,620 539,620	SEQ: 9900025    Type: PERSONAL    Owner #: 25449 Legal: SIDE TRACK MADISON CO/NORTH ZULCH ISD  P-7900-000-1422-903  Category: J5    RAILROAD - CORRIDOR		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD		539,620 539,620	0 0	539,620 539,620		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
MADISON COUNTY NORTH ZULCH ISD		99,650 99,650	100,340 100,340	SEQ: 9900029    Type: PERSONAL    Owner #: 25449 Legal: COMMUNICATION TOWER 2022 BRAZOS AVE - FCC 1321941  Category: L2P    INDUS.- RADIO TOWERS	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD	99,650 99,650	0 0	100,340 100,340		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
MADISON COUNTY NORTH ZULCH ISD		2,000 2,000	2,000 2,000	SEQ: 9900030    Type: PERSONAL    Owner #: 25449 Legal: DEPOT-NORTH ZULCH BRAZOS AVE  P-7900-000-1423-903  Category: J5A    RAILROAD - OTHER PROP	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORTH ZULCH ISD	2,000 2,000	0 0	2,000 2,000		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION	
MADISON COUNTY NORMANGEE ISD		96,650 96,650	96,650 96,650	SEQ: 9900035    Type: PERSONAL    Owner #: 25449 Legal: SIDE TRACK MADISON CO/NORMANGEE ISD  P-7900-000-1672-906  Category: J5    RAILROAD - CORRIDOR	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY NORMANGEE ISD	96,650 96,650	0 0	96,650 96,650		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	14,567,440	0	14,697,610		
NORMANGEE ISD	5,019,660	0	5,056,320		
NORTH ZULCH ISD	9,547,780	0	9,641,290		

