

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

PARKER SUSAN B  
1661 E PINE LAKE CIR  
MONTGOMERY TX 77316-2757



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: 32449 2166  
  
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 2025	PROPERTY DESCRIPTION
MADISON COUNTY	C	40	60	Lease: 95037 Type: REAL Owner #: 32449
NORTH ZULCH ISD	C	40	60	Legal: RASCO G D & ANNIE (01) EMPIRE TEXAS OPERAT AB-109 JAMES HARBOUR SURVEY RRC #95037 WELL #1  .005008 Royalty Interest Category: G1 Railroad #: 95037
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$60 in 2025 as compared to \$110 in 2020 is a 45.45% decrease.				
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY	40	10	50	
NORTH ZULCH ISD	40	10	50	

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	C	120	250	Lease: 197648    Type: REAL    Owner #: 32449		
NORTH ZULCH ISD	C	120	250	Legal: RASCO G D & ANNIE (04) EMPIRE TEXAS OPERATI AB-109 JAMES HARBOUR SURV RRC #197648                      WELL #4  .005008 Royalty Interest Category: G1 Railroad #: 197648		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$250 in 2025				as compared to \$80 in 2020 is a 212.50% increase.		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	120	110	140			
NORTH ZULCH ISD	120	110	140			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		21,520	16,630	Lease: 761937    Type: REAL    Owner #:    32449		
NORTH ZULCH ISD		21,520	16,630	Legal: BENELLI (1H) WILDFIRE ENERGY AB 109   J M HARBOUR SURVEY WELL 1H RRC 26504  .012602 Royalty Interest Category:        G1 Railroad #:            26504		
HB1984: The Appraised value of \$16,630 in 2025 as compared to \$15,210 in 2020 is a 9.34% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY		20,004	0	16,630		
NORTH ZULCH ISD		20,004	0	16,630		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		11,880	10,730	Lease: 797933    Type: REAL    Owner #:    32449		
NORTH ZULCH ISD		11,880	10,730	Legal: BENELLI (ALLOC) (2H)		
				WILDFIRE ENERGY		
				AB 109   J M HARBOUR SURVEY		
				WELL 2H RRC 27103		
				.012403 Royalty Interest		
				Category:        G1		
				Railroad #:        27103		
HB1984: The Appraised value of \$10,730 in 2025 as compared to \$12,050 in 2020 is a 10.95% decrease.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
MADISON COUNTY		11,880	0	10,730		
NORTH ZULCH ISD		11,880	0	10,730		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		1,190	1,020	Lease: 798329	Type: REAL	Owner #: 32449
NORTH ZULCH ISD		1,190	1,020	Legal: HIBBETTS (ALLOC) (3H)		
				WILDFIRE ENERGY		
				AB 36 E H ALLEN SURVEY		
				WELL #3H RRC# 27041		
				.000781 Royalty Interest		
				Category: G1		
				Railroad #: 27041		
HB1984: The Appraised value of \$1,020 in 2025 as compared to \$1,670 in 2020 is a 38.92% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	1,190	0	1,020			
NORTH ZULCH ISD	1,190	0	1,020			

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	33,234	120	28,570		
NORTH ZULCH ISD	33,234	120	28,570		