

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

SALINAS CONNIE LENZ
907 RAILEY HILL CT
MIDLOTHIAN VA 23114-5537



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:	34187 2476
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	630	770	Lease: 762329 Type: REAL Owner #: 34187
NORMANGEE ISD	C	630	770	Legal: BURNS-STATE UNIT 1H & 2H WILDFIRE ENERGY OPER AB 63 N COPELAND SURVEY WELLS 1H & 2H RRC 26374 .000407 Royalty Interest Category: G1 Railroad #: 26374
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$770 in 2025 as compared to \$420 in 2020 is a 83.33% increase.				
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY	564	90	680	
NORMANGEE ISD	564	90	680	

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 NORMANGEE ISD	560 560	560 560	Lease: 770024 Type: REAL Owner #: 34187 Legal: WEAVER-RANSOM-STATE UT(1H&2H) WILDFIRE ENERGY OPER AB 63 N COPELAND SURVEY WELL #1H & 2H RRC# 26412 .000462 Royalty Interest Category: G1 Railroad #: 26412 HB1984: The Appraised value of \$560 in 2025 as compared to \$730 in 2020 is a 23.29% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORMANGEE ISD	560 560	0 0	560 560

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	94,550 94,550	83,080 83,080	Lease: 838037 Type: REAL Owner #: 34187 Legal: LENZ-THEISS (1H & 2H) WILDFIRE ENERGY OPER AB 235 A G WYNN SURVEY WELLS 1H & 2H RRC# 27547 .012209 Royalty Interest Category: G1 Railroad #: 27547 HB1984: The Appraised value of \$83,080 in 2025 as compared to \$62,170 in 2020 is a 33.63% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	94,550 94,550	0 0	83,080 83,080

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	10,450 10,450	6,950 6,950	Lease: 838069 Type: REAL Owner #: 34187 Legal: LENZ-THEISS (3H & 4H) WILDFIRE ENERGY OPER AB 235 A G WYNN SURVEY WELLS 3H & 4H RRC #27570 .002250 Royalty Interest Category: G1 Railroad #: 27570 HB1984: The Appraised value of \$6,950 in 2025 as compared to \$10,180 in 2020 is a 31.73% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	10,450 10,450	0 0	6,950 6,950

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	1,400 1,400	890 890	Lease: 838071 Type: REAL Owner #: 34187 Legal: LENZ-THEISS B (5H) WILDFIRE ENERGY OPER AB 235 A G WYNN SURVEY WELLS 5H RRC# 27614 .000338 Royalty Interest Category: G1 Railroad #: 27614 HB1984: The Appraised value of \$890 in 2025 as compared to \$2,030 in 2020 is a 56.16% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	1,400 1,400	0 0	890 890

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	107,524	90	92,160		
NORMANGEE ISD	1,124	90	1,240		
NORTH ZULCH ISD	106,400	0	90,920		