

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: 41743 663  
  
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR  
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE  
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

DAMON ADDIE EST ET AL TRUST  
% RYAN LLC  
1233 WEST LOOP S SUITE 1500  
HOUSTON TX 77027



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	250	620	Lease: 85577 Type: REAL Owner #: 41743
MADISNVILLE CISD	C	250	620	Legal: STONE HENRIETTA (02) WILDFIRE ENERGY AB-3 DELORES ARRIOLA SURVEY RRC #85577 WELL #2 Agent: 549 .004001 Royalty Interest Category: G1 Railroad #: 85577
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$620 in 2025 as compared to \$310 in 2020 is a 100.00% increase.				
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY	250	320	300	
MADISNVILLE CISD	250	320	300	

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 MADISNVLL CSD	710 710	560 560	Lease: 92486 Type: REAL Owner #: 41743 Legal: KEY UNIT (02) SULPHUR RIVER AB-113 WM J C HILL SURVEY RRC #92486 WELL #2  .033364 Royalty Interest Category: G1 Railroad #: 92486 Agent: 549  HB1984: The Appraised value of \$560 in 2025 as compared to \$810 in 2020 is a 30.86% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY MADISNVLL CSD	710 710	0 0	560 560

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY MADISNVLL CSD	C 450 C 450	1,340 1,340	Lease: 148154 Type: REAL Owner #: 41743 Legal: JOHNSON JAMES F (01) WILDFIRE ENERGY AB-113 WM J C HILL SURVEY RRC #148154 WELL #1  .016886 Royalty Interest Category: G1 Railroad #: 148154 Agent: 549  Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED HB1984: The Appraised value of \$1,340 in 2025 as compared to \$2,320 in 2020 is a 42.24% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY MADISNVLL CSD	450 450	800 800	540 540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY MADISNVLL CSD		150 150	Lease: 150903 Type: REAL Owner #: 41743 Legal: JOHNSON JAMES F (02) WILDFIRE ENERGY AB-113 WM J C HILL SURVEY RRC #150903 WELL #2  .016886 Royalty Interest Category: G1 Railroad #: 150903 Agent: 549  No 2020 Hist
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY MADISNVLL CSD	0 0	0 0	150 150

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable	
MADISON COUNTY	1,410	1,120	1,550	
MADISNVLL CSD	1,410	1,120	1,550	