

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

SAUVE STEPHANIE MCROBERTS
2314 N 2350 E
LAYTON UT 84040-8022



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:	50581 2485
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	30	180	Lease: 25347	Type: REAL Owner #: 50581
NORTH ZULCH ISD	C	30	180	Legal: MILLER (1H)	
				WILDFIRE ENERGY	
				AB-176	A NUNLEY SURVEY
				.001053 Royalty Interest	
				Category: G1	
				Railroad #:	25347
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED			
No 2020 Hist					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
MADISON COUNTY		30	140	40	
NORTH ZULCH ISD		30	140	40	

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	370	Lease: 775598	Type: REAL	Owner #: 50581
NORTH ZULCH ISD	C	120	370	Legal: GEORGE (1H)		
				WILDFIRE ENERGY		
				AB 176 A NUNLEY SURVEY		
				WELL #1H RRC# 27019		
				.001012 Royalty Interest		
				Category: G1		
				Railroad #: 27019		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$370 in 2025 as compared to \$550 in 2020 is a 32.73% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	120	230	140			
NORTH ZULCH ISD	120	230	140			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY	C	430	600	Lease: 781363	Type: REAL	Owner #: 50581
NORTH ZULCH ISD	C	430	600	Legal: DIAMOND 7 2H		
				WILDFIRE ENERGY		
				AB 176 A NUNLEY SURVEY		
				WELL 2H RRC 27021		
				.000958 Royalty Interest		
				Category: G1		
				Railroad #: 27021		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$600 in 2025 as compared to \$970 in 2020 is a 38.14% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	430	80	520			
NORTH ZULCH ISD	430	80	520			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		540	610	Lease: 781501	Type: REAL	Owner #: 50581
NORTH ZULCH ISD		540	610	Legal: CROW UNIT B 1H		
				WILDFIRE ENERGY OPER		
				AB 15 P H FULLENWIDER SURVEY		
				WELL 1H RRC 27011		
				.001405 Royalty Interest		
				Category: G1		
				Railroad #: 27011		
HB1984: The Appraised value of \$610 in 2025 as compared to \$600 in 2020 is a 1.67% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	540	0	610			
NORTH ZULCH ISD	540	0	610			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		40	30	Lease: 783711	Type: REAL	Owner #: 50581
NORTH ZULCH ISD		40	30	Legal: FLEMING JOHN HUGH (ALLOC) (1H)		
				WILDFIRE ENERGY		
				AB 176 A NUNLEY SURVEY		
				WELL #1H RRC# 26915		
				.000373 Royalty Interest		
				Category: G1		
				Railroad #: 26915		
HB1984: The Appraised value of \$30 in 2025 as compared to \$90 in 2020 is a 66.67% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	40	0	30			
NORTH ZULCH ISD	40	0	30			

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	550 550	360 360	Lease: 835951 Type: REAL Owner #: 50581 Legal: FLEMING J ROB (ALLOC) (1H) WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL #1H RRC# 27530 .000342 Royalty Interest Category: G1 Railroad #: 27530 HB1984: The Appraised value of \$360 in 2025 as compared to \$1,210 in 2020 is a 70.25% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	516 516	0 0	360 360

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	1,676	450	1,700		
NORTH ZULCH ISD	1,676	450	1,700		

