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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: 54246 817  
  
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 NORTH ZULCH ISD		70 70	80 80	Lease: 11422    Type: REAL    Owner #: 54246 Legal: MOSLEY WALTER O UNIT (01) WILDFIRE ENERGY JOHN PAYNE SURVEY  .003600 Royalty Interest Category: G1 Railroad #: 11422		
No 2020 Hist						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	70	0	80			
NORTH ZULCH ISD	70	0	80			
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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	150	230	Lease: 770946	Type: REAL	Owner #: 54246
NORTH ZULCH ISD	C	150	230	Legal: GRANT (01)		
				WILDFIRE ENERGY		
				AB 25 J PAYNE SURVEY		
				WELL #1 RRC# 27012		
				.000455 Royalty Interest		
				Category: G1		
				Railroad #: 27012		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$230 in 2025 as compared to \$510 in 2020 is a 54.90% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	150	50	180			
NORTH ZULCH ISD	150	50	180			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		260	220	Lease: 787550	Type: REAL	Owner #: 54246
NORTH ZULCH ISD		260	220	Legal: LEE (1H)		
				WILDFIRE ENERGY		
				AB 25 J PAYNE SURVEY		
				WELL #1H RRC# 27231		
				.000499 Royalty Interest		
				Category: G1		
				Railroad #: 27231		
HB1984: The Appraised value of \$220 in 2025 as compared to \$80 in 2020 is a 175.00% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	180	0	220			
NORTH ZULCH ISD	180	0	220			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY	C	10	20	Lease: 790229	Type: REAL	Owner #: 54246
NORTH ZULCH ISD	C	10	20	Legal: WHITMAN (1H)		
				WILDFIRE ENERGY		
				AB 226 J VAUGHN SURVEY		
				WELL #1H RRC# 27031		
				.000388 Royalty Interest		
				Category: G1		
				Railroad #: 27031		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$20 in 2025 as compared to \$40 in 2020 is a 50.00% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	10	10	10			
NORTH ZULCH ISD	10	10	10			

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
MADISON COUNTY		210	160	Lease: 838915	Type: REAL	Owner #: 54246
NORTH ZULCH ISD		210	160	Legal: CAMP DEBORAH (1H)		
				WILDFIRE ENERGY		
				AB 160 J MCGUIRE SURVEY		
				WELL 1H RRC 27598		
				.000114 Royalty Interest		
				Category: G1		
				Railroad #: 27598		
HB1984: The Appraised value of \$160 in 2025 as compared to \$480 in 2020 is a 66.67% decrease.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
MADISON COUNTY	210	0	160			
NORTH ZULCH ISD	210	0	160			

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	620	60	650		
NORTH ZULCH ISD	620	60	650		

