

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

CRISWELL COLLEGE
% HARDING & CARBONE INC
1235 NORTH LOOP WEST STE 205
HOUSTON TX 77008



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:	57270 631
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	30 30	Lease: 25964 Type: REAL Owner #: 57270 Legal: DUNMAN-WILSON 1H WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL 1H RRC 25964 .001807 Royalty Interest Category: G1 Railroad #: 25964 Agent: 280
HB1984: The Appraised value of \$30 in 2025 as compared to \$160 in 2020 is a 81.25% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	70 70	0 0	30 30

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 NORTH ZULCH ISD	4,650 4,650	1,660 1,660	Lease: 26026 Type: REAL Owner #: 57270 Legal: THOMASON -A- (1H) (2H) (3H) WILDFIRE ENERGY AB-213 R W SMITH SURVEY Agent: 280 .003259 Royalty Interest Category: G1 Railroad #: 26026 HB1984: The Appraised value of \$1,660 in 2025 as compared to \$3,090 in 2020 is a 46.28% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	4,650 4,650	0 0	1,660 1,660

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	2,850 2,850	3,160 3,160	Lease: 26027 Type: REAL Owner #: 57270 Legal: THOMASON -B- (1H) WILDFIRE ENERGY AB-213 R W SMITH SURVEY Agent: 280 .003746 Royalty Interest Category: G1 Railroad #: 26027 HB1984: The Appraised value of \$3,160 in 2025 as compared to \$1,240 in 2020 is a 154.84% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	2,850 2,850	0 0	3,160 3,160

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	8,190 8,190	6,540 6,540	Lease: 27601 Type: REAL Owner #: 57270 Legal: MARCUS J FLEMING (ALLOC) #2H WILDFIRE ENERGY AB 176 NUNLEY A SURVEY WELL #2H RRC #27601 Agent: 280 .002963 Royalty Interest Category: G1 Railroad #: 27601 HB1984: The Appraised value of \$6,540 in 2025 as compared to \$4,420 in 2020 is a 47.96% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	8,190 8,190	0 0	6,540 6,540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	1,250 1,250	690 690	Lease: 775399 Type: REAL Owner #: 57270 Legal: PANTHER (ALLOCATION) (1H) WILDFIRE ENERGY AB 97 THOS FITZGERALD SURVEY WELL #1H RRC# 27007 Agent: 280 .002889 Royalty Interest Category: G1 Railroad #: 27007 HB1984: The Appraised value of \$690 in 2025 as compared to \$880 in 2020 is a 21.59% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	1,250 1,250	0 0	690 690

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	170 170	160 160	Lease: 776367 Type: REAL Owner #: 57270 Legal: MOJO (ALLOCATION) (1H) WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL #1H RRC# 27009 .002732 Royalty Interest Category: G1 Railroad #: 27009 Agent: 280 HB1984: The Appraised value of \$160 in 2025 as compared to \$620 in 2020 is a 74.19% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	170 170	0 0	160 160

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	510 510	390 390	Lease: 776661 Type: REAL Owner #: 57270 Legal: EASTSIDE 1H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL 1H RRC 27015 .002696 Royalty Interest Category: G1 Railroad #: 27015 Agent: 280 HB1984: The Appraised value of \$390 in 2025 as compared to \$830 in 2020 is a 53.01% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	510 510	0 0	390 390

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	160 160	150 150	Lease: 785646 Type: REAL Owner #: 57270 Legal: CLARK (ALLOCATION) 1H WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL 1H RRC 26976 .001883 Royalty Interest Category: G1 Railroad #: 26976 Agent: 280 HB1984: The Appraised value of \$150 in 2025 as compared to \$80 in 2020 is a 87.50% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	160 160	0 0	150 150

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	290 290	80 80	Lease: 785913 Type: REAL Owner #: 57270 Legal: DUNMAN-WILSON 3H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL 3H RRC 27026 .002009 Royalty Interest Category: G1 Railroad #: 27026 Agent: 280 HB1984: The Appraised value of \$80 in 2025 as compared to \$300 in 2020 is a 73.33% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	290 290	0 0	80 80

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	260 260	100 100	Lease: 785914 Type: REAL Owner #: 57270 Legal: DUNMAN-WILSON 4H WILDFIRE ENERGY AN 97 THOS FITZGERALD SURVEY WELL 4H RRC 27082 .002337 Royalty Interest Category: G1 Railroad #: 27082 Agent: 280 HB1984: The Appraised value of \$100 in 2025 as compared to \$260 in 2020 is a 61.54% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	260 260	0 0	100 100

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	6,220 6,220	4,320 4,320	Lease: 843672 Type: REAL Owner #: 57270 Legal: BRAZOS (ALLOCATION) 1H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL 1H RRC 27528 .002466 Royalty Interest Category: G1 Railroad #: 27528 Agent: 280 HB1984: The Appraised value of \$4,320 in 2025 as compared to \$3,940 in 2020 is a 9.64% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	6,220 6,220	0 0	4,320 4,320

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	3,950 3,950	2,900 2,900	Lease: 845504 Type: REAL Owner #: 57270 Legal: MADISON (ALLOCATION) #1H WILDFIRE ENERGY AB 97 FITZGERALD T SURVEY WELL #1H RRC #27625 .001109 Royalty Interest Category: G1 Railroad #: 27625 Agent: 280 HB1984: The Appraised value of \$2,900 in 2025 as compared to \$1,820 in 2020 is a 59.34% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	3,950 3,950	0 0	2,900 2,900

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY NORTH ZULCH ISD	28,570 28,570	0 0	20,180 20,180		