

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

BRAZOS LAND MINERAL GROUP LP
CHARLES & JANIS THOMASON-TTEES
18009 HIGHWAY 21 W
NORTH ZULCH TX 77872-7049



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: 58069 294

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	520 520	540 540	Lease: 25561 Type: REAL Owner #: 58069 Legal: HIBBETTS (1H) WILDFIRE ENERGY AB-288 C NASH SURVEY RRC #25561 WELL #1H .000544 Override Royalty Category: G1 Railroad #: 25561
HB1984: The Appraised value of \$540 in 2025 as compared to \$750 in 2020 is a 28.00% decrease.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	520 520	0 0	540 540

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	110 110	40 40	Lease: 25964 Type: REAL Owner #: 58069 Legal: DUNMAN-WILSON 1H WILDFIRE ENERGY AB 176 A NUNLEY SURVEY WELL 1H RRC 25964 .002778 Royalty Interest Category: G1 Railroad #: 25964 HB1984: The Appraised value of \$40 in 2025 as compared to \$710 in 2020 is a 94.37% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	110 110	0 0	40 40

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	20,390 20,390	7,280 7,280	Lease: 26026 Type: REAL Owner #: 58069 Legal: THOMASON -A- (1H)(2H)(3H) WILDFIRE ENERGY AB-213 R W SMITH SURVEY .014282 Royalty Interest Category: G1 Railroad #: 26026 HB1984: The Appraised value of \$7,280 in 2025 as compared to \$38,890 in 2020 is a 81.28% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	20,390 20,390	0 0	7,280 7,280

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	5,660 5,660	6,280 6,280	Lease: 26027 Type: REAL Owner #: 58069 Legal: THOMASON -B- (1H) WILDFIRE ENERGY AB-213 R W SMITH SURVEY .007449 Royalty Interest Category: G1 Railroad #: 26027 HB1984: The Appraised value of \$6,280 in 2025 as compared to \$7,100 in 2020 is a 11.55% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	5,660 5,660	0 0	6,280 6,280

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	28,850 28,850	23,040 23,040	Lease: 27601 Type: REAL Owner #: 58069 Legal: MARCUS J FLEMING (ALLOC) #2H WILDFIRE ENERGY AB 176 NUNLEY A SURVEY WELL #2H RRC #27601 .010436 Royalty Interest Category: G1 Railroad #: 27601 HB1984: The Appraised value of \$23,040 in 2025 as compared to \$44,780 in 2020 is a 48.55% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	28,850 28,850	0 0	23,040 23,040

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	8,790 8,790	5,370 5,370	Lease: 742486 Type: REAL Owner #: 58069 Legal: REMINGTON (1H) (2H) WILDFIRE ENERGY AB-32 WILLIAM TOWNSEND SURVEY RRC# 26505 .006906 Override Royalty Category: G1 Railroad #: 26505 HB1984: The Appraised value of \$5,370 in 2025 as compared to \$9,350 in 2020 is a 42.57% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	8,790 8,790	0 0	5,370 5,370

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	8,240 8,240	6,370 6,370	Lease: 761937 Type: REAL Owner #: 58069 Legal: BENELLI (1H) WILDFIRE ENERGY AB 109 J M HARBOUR SURVEY WELL 1H RRC 26504 .004824 Override Royalty Category: G1 Railroad #: 26504 HB1984: The Appraised value of \$6,370 in 2025 as compared to \$5,820 in 2020 is a 9.45% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	7,656 7,656	0 0	6,370 6,370

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	850 850	620 620	Lease: 769787 Type: REAL Owner #: 58069 Legal: HIBBETTS (4H) WILDFIRE ENERGY AB 36 E H ALLEN SURVEY WELL #4H RRC# 27008 .000544 Override Royalty Category: G1 Railroad #: 27008 HB1984: The Appraised value of \$620 in 2025 as compared to \$600 in 2020 is a 3.33% increase.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	850 850	0 0	620 620

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	6,780 6,780	3,770 3,770	Lease: 775399 Type: REAL Owner #: 58069 Legal: PANTHER (ALLOCATION) (1H) WILDFIRE ENERGY AB 97 THOS FITZGERALD SURVEY WELL #1H RRC# 27007 .015709 Royalty Interest Category: G1 Railroad #: 27007 HB1984: The Appraised value of \$3,770 in 2025 as compared to \$13,810 in 2020 is a 72.70% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	6,780 6,780	0 0	3,770 3,770

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	990 990	920 920	Lease: 776367 Type: REAL Owner #: 58069 Legal: MOJO (ALLOCATION) (1H) WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL #1H RRC# 27009 .015691 Royalty Interest Category: G1 Railroad #: 27009 HB1984: The Appraised value of \$920 in 2025 as compared to \$10,310 in 2020 is a 91.08% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	990 990	0 0	920 920

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	2,950 2,950	2,270 2,270	Lease: 776661 Type: REAL Owner #: 58069 Legal: EASTSIDE 1H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL 1H RRC 27015 .015578 Royalty Interest Category: G1 Railroad #: 27015 HB1984: The Appraised value of \$2,270 in 2025 as compared to \$13,710 in 2020 is a 83.44% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	2,950 2,950	0 0	2,270 2,270

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	250 250	220 220	Lease: 785646 Type: REAL Owner #: 58069 Legal: CLARK (ALLOCATION) 1H WILDFIRE ENERGY AB 103 J K DAVIS SURVEY WELL 1H RRC 26976 .002918 Royalty Interest Category: G1 Railroad #: 26976 HB1984: The Appraised value of \$220 in 2025 as compared to \$350 in 2020 is a 37.14% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	250 250	0 0	220 220

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	440 440	120 120	Lease: 785913 Type: REAL Owner #: 58069 Legal: DUNMAN-WILSON 3H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL 3H RRC 27026 .003087 Royalty Interest Category: G1 Railroad #: 27026 HB1984: The Appraised value of \$120 in 2025 as compared to \$1,310 in 2020 is a 90.84% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	440 440	0 0	120 120

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	1,220 1,220	480 480	Lease: 785914 Type: REAL Owner #: 58069 Legal: DUNMAN-WILSON 4H WILDFIRE ENERGY AN 97 THOS FITZGERALD SURVEY WELL 4H RRC 27082 .011081 Royalty Interest Category: G1 Railroad #: 27082 HB1984: The Appraised value of \$480 in 2025 as compared to \$3,590 in 2020 is a 86.63% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	1,220 1,220	0 0	480 480

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	4,620 4,620	4,170 4,170	Lease: 797933 Type: REAL Owner #: 58069 Legal: BENELLI (ALLOC) (2H) WILDFIRE ENERGY AB 109 J M HARBOUR SURVEY WELL 2H RRC 27103 .004824 Override Royalty Category: G1 Railroad #: 27103 HB1984: The Appraised value of \$4,170 in 2025 as compared to \$4,690 in 2020 is a 11.09% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	4,620 4,620	0 0	4,170 4,170

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	830 830	710 710	Lease: 798329 Type: REAL Owner #: 58069 Legal: HIBBETTS (ALLOC) (3H) WILDFIRE ENERGY AB 36 E H ALLEN SURVEY WELL #3H RRC# 27041 .000543 Override Royalty Category: G1 Railroad #: 27041 HB1984: The Appraised value of \$710 in 2025 as compared to \$1,160 in 2020 is a 38.79% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	830 830	0 0	710 710

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	910 910	420 420	Lease: 820559 Type: REAL Owner #: 58069 Legal: RAIDER (ALLOCATION) (1H) WILDFIRE ENERGY AB 90 T P DAVEY SURVEY WELL #1H RRC# 27437 .002313 Override Royalty Category: G1 Railroad #: 27437 HB1984: The Appraised value of \$420 in 2025 as compared to \$2,710 in 2020 is a 84.50% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	910 910	0 0	420 420

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	18,710 18,710	13,000 13,000	Lease: 843672 Type: REAL Owner #: 58069 Legal: BRAZOS (ALLOCATION) 1H WILDFIRE ENERGY AB 97 T FITZGERALD SURVEY WELL 1H RRC 27528 .007417 Royalty Interest Category: G1 Railroad #: 27528 HB1984: The Appraised value of \$13,000 in 2025 as compared to \$34,030 in 2020 is a 61.80% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	18,710 18,710	0 0	13,000 13,000

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
MADISON COUNTY NORTH ZULCH ISD	14,640 14,640	10,750 10,750	Lease: 845504 Type: REAL Owner #: 58069 Legal: MADISON (ALLOCATION) #1H WILDFIRE ENERGY AB 97 FITZGERALD T SURVEY WELL #1H RRC #27625 .004115 Royalty Interest Category: G1 Railroad #: 27625 HB1984: The Appraised value of \$10,750 in 2025 as compared to \$19,350 in 2020 is a 44.44% decrease.
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
MADISON COUNTY NORTH ZULCH ISD	14,640 14,640	0 0	10,750 10,750

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
MADISON COUNTY	125,166	0	86,370		
NORTH ZULCH ISD	125,166	0	86,370		