

This is NOT a Tax Statement  
Notice Of Appraised Value  
Do NOT Pay From This Notice

MEDINA CENTRAL APPRAISAL DIST  
1410 AVENUE K  
HONDO TX 78861

830-741-3035

cs@medinacad.org

MANN JEANETTE WILSON  
PO BOX 347  
FLATONIA TX 78941-0347



APPRAISAL YEAR 2025  
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 6/24/2025 AT: 9:00 AM  
MEDINA CENTRAL APPRAISAL DIST  
1410 AVENUE K  
HONDO, TEXAS 78861  
QUESTIONS ABOUT OIL/GAS VALUES  
PLEASE CALL PRITCHARD & ABBOTT  
(832) 243-9600  
Protest Deadline: 6-04-2025  
ARB Hearing: 6-24-2025  
Owner: 701135 121  
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
COUNTY	C	14,160	5,160	Lease: 1140 Type: REAL Owner #: 701135
FED 7DEVINE EMS	C	14,160	5,160	Legal: WILSON, J N
DEVINE ISD	C	14,160	5,160	KLAEGER OPERATING CO
FED 2DEVINE VFD	C	14,160	5,160	P DURST SUR #15
MEDINA CO HOSP	C	14,160	5,160	RRC 1719
FARM TO MKT RD	C	14,160	5,160	
GROUNDWATER DST	C	14,160	5,160	.020834 Royalty Interest
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED				Category: G1
HB1984: The Appraised value of \$5,160 in 2025 as compared to \$690 in 2020 is a 647.83% increase.				Railroad #: 1719
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	2,532	2,120	3,040	
FED 7DEVINE EMS	2,532	2,120	3,040	
DEVINE ISD	2,532	2,120	3,040	
FED 2DEVINE VFD	2,532	2,120	3,040	
MEDINA CO HOSP	2,532	2,120	3,040	
FARM TO MKT RD	2,532	2,120	3,040	
GROUNDWATER DST	2,532	2,120	3,040	

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,

JOHNETTE DIXON  
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	13,240	12,010	Lease: 1170    Type: REAL    Owner #: 701135		
FED 6 COMM EMS	C	13,240	12,010	Legal: WILSON, J N		
HONDO ISD	C	13,240	12,010	RORICO OIL CO		
FED 3 HONDO-YAN	C	13,240	12,010	AB 448 DURST & GRIFFIN SUR 343		
MEDINA CO HOSP	C	13,240	12,010	RRC 1722		
FARM TO MKT RD	C	13,240	12,010			
GROUNDWATER DST	C	13,240	12,010	.020834 Royalty Interest		
				Category: G1		
				Railroad #: 1722		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$12,010 in 2025 as compared to \$5,090 in 2020 is a 135.95% increase.						
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		3,288	8,060	3,950		
FED 6 COMM EMS		3,288	8,060	3,950		
HONDO ISD		3,288	8,060	3,950		
FED 3 HONDO-YAN		3,288	8,060	3,950		
MEDINA CO HOSP		3,288	8,060	3,950		
FARM TO MKT RD		3,288	8,060	3,950		
GROUNDWATER DST		3,288	8,060	3,950		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	10,880	12,550	Lease: 1200    Type: REAL    Owner #: 701135		
FED 6 COMM EMS	C	10,880	12,550	Legal: WILSON, J N		
HONDO ISD	C	10,880	12,550	PRODUCTION RESOURCES		
FED 3 HONDO-YAN	C	10,880	12,550	AB 448    GRIFFIN SUR #343		
MEDINA CO HOSP	C	10,880	12,550	RRC 2189		
FARM TO MKT RD	C	10,880	12,550			
GROUNDWATER DST	C	10,880	12,550	.020833 Royalty Interest		
				Category:        G1		
				Railroad #:                2189		
Deductions:                (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$12,550 in 2025 as compared				to \$5,850 in 2020 is a 114.53% increase.		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		2,244	9,860	2,690		
FED 6 COMM EMS		2,244	9,860	2,690		
HONDO ISD		2,244	9,860	2,690		
FED 3 HONDO-YAN		2,244	9,860	2,690		
MEDINA CO HOSP		2,244	9,860	2,690		
FARM TO MKT RD		2,244	9,860	2,690		
GROUNDWATER DST		2,244	9,860	2,690		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY	C	1,290	1,480	Lease: 1210	Type: REAL	Owner #: 701135
FED 7DEVINE EMS	C	1,290	1,480	Legal: WILSON, J N -A-		
DEVINE ISD	C	1,290	1,480	KLAEGER OPERATING CO		
FED 2DEVINE VFD	C	1,290	1,480	V TSCHANE SUR #250		
MEDINA CO HOSP	C	1,290	1,480	RRC 2948		
FARM TO MKT RD	C	1,290	1,480			
GROUNDWATER DST	C	1,290	1,480	.020834 Royalty Interest		
				Category: G1		
				Railroad #: 2948		
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED						
HB1984: The Appraised value of \$1,480 in 2025 as compared to \$170 in 2020 is a 770.59% increase.						
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)			
COUNTY	324	1,090	390			
FED 7DEVINE EMS	324	1,090	390			
DEVINE ISD	324	1,090	390			
FED 2DEVINE VFD	324	1,090	390			
MEDINA CO HOSP	324	1,090	390			
FARM TO MKT RD	324	1,090	390			
GROUNDWATER DST	324	1,090	390			

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	4,440	3,540	Lease: 1230 Type: REAL Owner #: 701135
FED 7DEVINE EMS	4,440	3,540	Legal: WILSON, J N -B-
DEVINE ISD	4,440	3,540	PRODUCTION RESOURCES
FED 2DEVINE VFD	4,440	3,540	VANDERSTUCKER SUR
MEDINA CO HOSP	4,440	3,540	RRC 1829
FARM TO MKT RD	4,440	3,540	
GROUNDWATER DST	4,440	3,540	.020834 Royalty Interest
HB1984: The Appraised value of \$3,540 in 2025 as compared to \$1,790 in 2020 is a 97.77% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	3,864	0	3,540
FED 7DEVINE EMS	3,864	0	3,540
DEVINE ISD	3,864	0	3,540
FED 2DEVINE VFD	3,864	0	3,540
MEDINA CO HOSP	3,864	0	3,540
FARM TO MKT RD	3,864	0	3,540
GROUNDWATER DST	3,864	0	3,540

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	3,520	3,770	Lease: 1240 Type: REAL Owner #: 701135
FED 7DEVINE EMS	3,520	3,770	Legal: WILSON, J N -C-
DEVINE ISD	3,520	3,770	KLAEGER OPERATING CO
FED 2DEVINE VFD	3,520	3,770	V TSCHANE SUR #250
MEDINA CO HOSP	3,520	3,770	RRC 2032
FARM TO MKT RD	3,520	3,770	
GROUNDWATER DST	3,520	3,770	.020834 Royalty Interest
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			
HB1984: The Appraised value of \$3,770 in 2025 as compared to \$420 in 2020 is a 797.62% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	1,272	2,240	1,530
FED 7DEVINE EMS	1,272	2,240	1,530
DEVINE ISD	1,272	2,240	1,530
FED 2DEVINE VFD	1,272	2,240	1,530
MEDINA CO HOSP	1,272	2,240	1,530
FARM TO MKT RD	1,272	2,240	1,530
GROUNDWATER DST	1,272	2,240	1,530

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	560	290	Lease: 23068 Type: REAL Owner #: 701135
HONDO ISD	560	290	Legal: WILSON J N -B-
FED 6 COMM EMS	560	290	KLAEGER OPERATING CO
FED 3 HONDO-YAN	560	290	AB 448 MOSES GRIFFIN
MEDINA CO HOSP	560	290	RRC 2018
FARM TO MKT RD	560	290	
GROUNDWATER DST	560	290	.020833 Royalty Interest
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED			
HB1984: The Appraised value of \$290 in 2025 as compared to \$90 in 2020 is a 222.22% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	156	100	190
HONDO ISD	156	100	190
FED 6 COMM EMS	156	100	190
FED 3 HONDO-YAN	156	100	190
MEDINA CO HOSP	156	100	190
FARM TO MKT RD	156	100	190
GROUNDWATER DST	156	100	190

**Total of all Above Parcels**

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	13,680	23,470	15,330		
FED 7DEVINE EMS	7,992	5,450	8,500		
DEVINE ISD	7,992	5,450	8,500		
FED 2DEVINE VFD	7,992	5,450	8,500		
MEDINA CO HOSP	13,680	23,470	15,330		
FARM TO MKT RD	13,680	23,470	15,330		
GROUNDWATER DST	13,680	23,470	15,330		
FED 6 COMM EMS	5,688	18,020	6,830		
HONDO ISD	5,688	18,020	6,830		
FED 3 HONDO-YAN	5,688	18,020	6,830		