

# 2026 Truth-In-Taxation

Taxing Jurisdictions other than school/water district | Wood County, TX

---

## Jurisdiction Information

### Jurisdiction Name

WOOD COUNTY EMERGENCY SERVICES DISTRICT #1

---

## Primary Contact

The jurisdiction's primary liaison with the tax office concerning the TNT process and must be familiar with/able to discuss the information on the following pages.

|                             |                                                             |
|-----------------------------|-------------------------------------------------------------|
| <b>Name</b>                 | Kristina Horn                                               |
| <b>Title / Organization</b> | Board President, Wood County Emergency Services District #1 |
| <b>Mailing Address</b>      | 126 PR 7689, BOX 10                                         |
| <b>City / State / ZIP</b>   | HOLLY LAKE RANCH, TX 75765                                  |
| <b>Phone / Extension</b>    | (903) 571-0515                                              |
| <b>Email</b>                | kristinahornlaw@gmail.com                                   |

---

## Administrative Partners to be copied on TNT emails (Optional)

**Name**  
**Phone**  
**Email**

## Public Information Contact (Required by SB2)

The agency or individual to whom we should refer citizens wishing to contact the jurisdiction.

|                             |                                                       |
|-----------------------------|-------------------------------------------------------|
| <b>Name</b>                 |                                                       |
| <b>Title / Organization</b> | Treasurer, Wood County Emergency Services District #1 |
| <b>Website Address</b>      | www.woodcountyesd1.com                                |
| <b>Phone / Extension</b>    |                                                       |
| <b>Email</b>                |                                                       |

---

## Tax Planning

**Planned Tax Rate Adoption Date:** September 21, 2026  
(must be no later than September 21)

**Regular Meeting Dates:** Third Monday of each month

**Optional Exemption Update**  
(Homestead, Disability, Over 65)  
☐ Yes (Attach documentation)  
☒ No

**Annex property after January 1st of previous year?**  
☐ Yes ☒ No

**Implemented new TIF's, TIRZ's, or abatements?**  
☐ Yes ☒ No

**De-annex property after January 1st of previous year?**  
☐ Yes ☒ No

**Adopt/change a sales tax specifically levied to offset property taxes since August of previous year?** ☐ Yes ☒ No

---

## Required Financial Details

|                                                                                                            | Value |
|------------------------------------------------------------------------------------------------------------|-------|
| TIF/TIRZ Contributions last year                                                                           | N/A   |
| Current year's captured appraised value in TIF/TIRZ                                                        | N/A   |
| Additional sales tax collected and spent on M&O, in lieu of property tax, in the previous year             | N/A   |
| Additional sales tax collected in lieu of property tax in the previous 4th quarters (3rd & 4th, 1st & 2nd) | N/A   |
| Estimated unencumbered fund balance at year end<br>M&O: N/A I&S: N/A                                       |       |

---

## Debt Service Payment (Secured by Property/Sales Tax)

Description of Debt: NONE

Principle: Interest: Other: Total Payment:

Description of Debt: NONE

Principle: Interest: Other: Total Payment:

|                                                |     |
|------------------------------------------------|-----|
| Total required debt service:                   | N/A |
| Any amount to be paid from unencumbered funds: | N/A |
| Any amount to be paid from other sources:      | N/A |

## Planning Calendar

Deadline for Chief Appraiser to certify roll is July 25th.  
 Begin calculation of NNR and VAR tax rates for all jurisdictions.  
 Posting of NNR and VAR tax rates; schedules and fund balances on the taxing unit website.

### Public Meeting Rate Adoption

**Address:** Holly Lake Volunteer Fire Station, 126 PR 7689, Holly Lake Ranch, TX 75765

**Date:** September 21, 2026 **Time:** 9:00 A.M.

**Date of meeting to propose tax rate and record vote:** August 17, 2026

**Date of Governing Body public hearing to discuss proposed tax rate:** September 21, 2026

*(The rate may be adopted at this meeting)*

Hearing may not be held before 5th day after chief appraiser has delivered the notice by Section 26.04 (e-2) and complied with Section 26.17 (f).

7 day deadline of meeting to adopt tax rate if not adopted at public hearing.

**Date of meeting to adopt tax rate (if not adopted at hearing):** Same- September 21, 2026

Must not be held later than the 7th day after the public hearing if not adopted at public hearing.

### Rate Formula Advisory (For Cities/Counties)

*Certain units may apply a de minimis rate.*

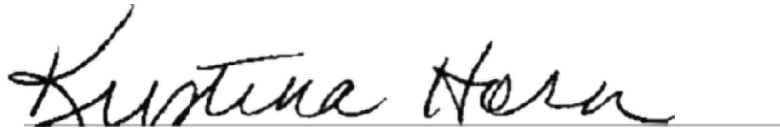
| Scenario                    | Automatic Ratification | No Election |
|-----------------------------|------------------------|-------------|
| Proposed Rate > NNR & VAR   | X                      | X           |
| Proposed Rate < NNR & VAR   | X                      | X           |
| Proposed Rate > NNR & < VAR | X                      | X           |
| Proposed Rate < NNR & < VAR | X                      | X           |

## Official Declaration

By signing my name below, as an elected official/agent/officer of my jurisdiction listed in the Contact Information section of this document, I hereby confirm that the information I provided herein is accurate, correct and complete to the best of my knowledge. I shall inform the Wood County Tax Assessor/Collector in writing of any changes to the information I already provided and to update the information on this form whenever requested by the collector.

To facilitate the collector's compliance with the Texas Property Tax Code laws to which my jurisdiction is subject, I shall provide the collector with any documentation requested to whose tax laws by jurisdiction are subject, or to its representatives. I further agree to provide and/or update the above referenced documents as and when required by the terms and conditions set out by the contract with Wood County.

The jurisdiction, for which the collector and its representatives facilitate calculations, shall indemnify, hold harmless and defend the collector, its employees and Wood County from any and all liability or claims arising, in whole or in part, out of the performance of the tax rates calculated by the Wood County Tax Assessor/Collector and its employees.

A handwritten signature in black ink, reading "Kristina Horn", is written over a horizontal line.

**Authorized Signature and Date**



**2025 CERTIFIED TOTALS****ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1**

Property Count: 5,944

Grand Totals

7/15/2026

9:31:22AM

| <b>Land</b>                |                   | <b>Value</b>  |                                                             |     |               |
|----------------------------|-------------------|---------------|-------------------------------------------------------------|-----|---------------|
| Homesite:                  |                   | 49,256,706    |                                                             |     |               |
| Non Homesite:              |                   | 47,568,513    |                                                             |     |               |
| Ag Market:                 |                   | 54,006,446    |                                                             |     |               |
| Timber Market:             |                   | 152,026,996   | <b>Total Land</b>                                           | (+) | 302,858,661   |
| <b>Improvement</b>         |                   | <b>Value</b>  |                                                             |     |               |
| Homesite:                  |                   | 463,399,776   |                                                             |     |               |
| Non Homesite:              |                   | 182,099,579   | <b>Total Improvements</b>                                   | (+) | 645,499,355   |
| <b>Non Real</b>            | <b>Count</b>      | <b>Value</b>  |                                                             |     |               |
| Personal Property:         | 131               | 133,399,320   |                                                             |     |               |
| Mineral Property:          | 1,119             | 4,362,210     |                                                             |     |               |
| Autos:                     | 0                 | 0             | <b>Total Non Real</b>                                       | (+) | 137,761,530   |
|                            |                   |               | <b>Market Value</b>                                         | =   | 1,086,119,546 |
| <b>Ag</b>                  | <b>Non Exempt</b> | <b>Exempt</b> |                                                             |     |               |
| Total Productivity Market: | 206,033,442       | 0             |                                                             |     |               |
| Ag Use:                    | 1,205,060         | 0             | <b>Productivity Loss</b>                                    | (-) | 200,708,908   |
| Timber Use:                | 4,119,474         | 0             | <b>Appraised Value</b>                                      | =   | 885,410,638   |
| Productivity Loss:         | 200,708,908       | 0             | <b>Homestead Cap</b>                                        | (-) | 45,620,413    |
|                            |                   |               | <b>23.231 Cap</b>                                           | (-) | 3,095,316     |
|                            |                   |               | <b>Assessed Value</b>                                       | =   | 836,694,909   |
|                            |                   |               | <b>Total Exemptions Amount<br/>(Breakdown on Next Page)</b> | (-) | 153,751,477   |
|                            |                   |               | <b>Net Taxable</b>                                          | =   | 682,943,432   |

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 280,689.75 = 682,943,432 \* (0.041100 / 100)

Certified Estimate of Market Value: 1,086,119,546  
 Certified Estimate of Taxable Value: 682,943,432

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

**2025 CERTIFIED TOTALS**

## ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1

Property Count: 5,944

Grand Totals

7/15/2026

9:31:46AM

**Exemption Breakdown**

| Exemption        | Count | Local              | State             | Total              |
|------------------|-------|--------------------|-------------------|--------------------|
| DP               | 49    | 440,000            | 0                 | 440,000            |
| DV1              | 12    | 0                  | 116,000           | 116,000            |
| DV2              | 7     | 0                  | 70,500            | 70,500             |
| DV3              | 17    | 0                  | 146,000           | 146,000            |
| DV4              | 72    | 0                  | 350,232           | 350,232            |
| DVHS             | 69    | 0                  | 17,013,217        | 17,013,217         |
| DVHSS            | 1     | 0                  | 316,530           | 316,530            |
| EX               | 2     | 0                  | 2,380             | 2,380              |
| EX-XR            | 1     | 0                  | 610               | 610                |
| EX-XV            | 62    | 0                  | 11,950,925        | 11,950,925         |
| EX-XV (Prorated) | 4     | 0                  | 1,864             | 1,864              |
| EX366            | 472   | 0                  | 80,010            | 80,010             |
| HS               | 1,901 | 95,393,837         | 0                 | 95,393,837         |
| OV65             | 1,339 | 24,056,702         | 0                 | 24,056,702         |
| PC               | 2     | 3,812,670          | 0                 | 3,812,670          |
| <b>Totals</b>    |       | <b>123,703,209</b> | <b>30,048,268</b> | <b>153,751,477</b> |

**2026 CERTIFIED TOTALS**

Property Count: 5,906

ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1  
ARB Approved Totals

7/15/2026

11:21:35AM

| <b>Land</b>                |                   | <b>Value</b>  |                                                             |     |               |
|----------------------------|-------------------|---------------|-------------------------------------------------------------|-----|---------------|
| Homesite:                  |                   | 48,520,202    |                                                             |     |               |
| Non Homesite:              |                   | 47,497,443    |                                                             |     |               |
| Ag Market:                 |                   | 53,260,080    |                                                             |     |               |
| Timber Market:             |                   | 153,305,194   | <b>Total Land</b>                                           | (+) | 302,582,919   |
| <b>Improvement</b>         |                   | <b>Value</b>  |                                                             |     |               |
| Homesite:                  |                   | 450,006,283   |                                                             |     |               |
| Non Homesite:              |                   | 193,589,201   | <b>Total Improvements</b>                                   | (+) | 643,595,484   |
| <b>Non Real</b>            | <b>Count</b>      | <b>Value</b>  |                                                             |     |               |
| Personal Property:         | 131               | 142,787,130   |                                                             |     |               |
| Mineral Property:          | 1,083             | 2,842,830     |                                                             |     |               |
| Autos:                     | 0                 | 0             | <b>Total Non Real</b>                                       | (+) | 145,629,960   |
|                            |                   |               | <b>Market Value</b>                                         | =   | 1,091,808,363 |
| <b>Ag</b>                  | <b>Non Exempt</b> | <b>Exempt</b> |                                                             |     |               |
| Total Productivity Market: | 206,565,274       | 0             |                                                             |     |               |
| Ag Use:                    | 1,114,220         | 0             | <b>Productivity Loss</b>                                    | (-) | 201,577,925   |
| Timber Use:                | 3,873,129         | 0             | <b>Appraised Value</b>                                      | =   | 890,230,438   |
| Productivity Loss:         | 201,577,925       | 0             | <b>Homestead Cap</b>                                        | (-) | 22,148,326    |
|                            |                   |               | <b>23.231 Cap</b>                                           | (-) | 2,531,907     |
|                            |                   |               | <b>Assessed Value</b>                                       | =   | 865,550,205   |
|                            |                   |               | <b>Total Exemptions Amount<br/>(Breakdown on Next Page)</b> | (-) | 155,813,688   |
|                            |                   |               | <b>Net Taxable</b>                                          | =   | 709,736,517   |

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 291,701.71 = 709,736,517 \* (0.041100 / 100)

Certified Estimate of Market Value: 1,091,808,363  
 Certified Estimate of Taxable Value: 709,736,517

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

**2026 CERTIFIED TOTALS**

Property Count: 5,906

ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1

ARB Approved Totals

7/15/2026

11:22:21AM

**Exemption Breakdown**

| Exemption        | Count | Local              | State             | Total              |
|------------------|-------|--------------------|-------------------|--------------------|
| 145B             | 83    | 0                  | 2,970,580         | 2,970,580          |
| 145D             | 8     | 0                  | 403,030           | 403,030            |
| 145D1            | 12    | 0                  | 1,000,000         | 1,000,000          |
| DP               | 47    | 410,000            | 0                 | 410,000            |
| DV1              | 13    | 0                  | 121,000           | 121,000            |
| DV2              | 7     | 0                  | 75,000            | 75,000             |
| DV3              | 16    | 0                  | 136,000           | 136,000            |
| DV4              | 82    | 0                  | 362,196           | 362,196            |
| DVHS             | 70    | 0                  | 19,844,176        | 19,844,176         |
| DVHSS            | 2     | 0                  | 532,190           | 532,190            |
| EX               | 2     | 0                  | 1,660             | 1,660              |
| EX-XN            | 2     | 0                  | 0                 | 0                  |
| EX-XR            | 1     | 0                  | 610               | 610                |
| EX-XV            | 54    | 0                  | 8,879,514         | 8,879,514          |
| EX-XV (Prorated) | 8     | 0                  | 426,609           | 426,609            |
| EX366            | 499   | 0                  | 56,040            | 56,040             |
| HS               | 1,883 | 92,879,932         | 0                 | 92,879,932         |
| OV65             | 1,352 | 24,045,831         | 0                 | 24,045,831         |
| PC               | 2     | 3,669,320          | 0                 | 3,669,320          |
| <b>Totals</b>    |       | <b>121,005,083</b> | <b>34,808,605</b> | <b>155,813,688</b> |

**2026 CERTIFIED TOTALS****ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1**

Property Count: 5,906

Grand Totals

7/15/2026

11:21:35AM

| <b>Land</b>                |                   | <b>Value</b>  |                                                             |     |               |
|----------------------------|-------------------|---------------|-------------------------------------------------------------|-----|---------------|
| Homesite:                  |                   | 48,520,202    |                                                             |     |               |
| Non Homesite:              |                   | 47,497,443    |                                                             |     |               |
| Ag Market:                 |                   | 53,260,080    |                                                             |     |               |
| Timber Market:             |                   | 153,305,194   | <b>Total Land</b>                                           | (+) | 302,582,919   |
| <b>Improvement</b>         |                   | <b>Value</b>  |                                                             |     |               |
| Homesite:                  |                   | 450,006,283   |                                                             |     |               |
| Non Homesite:              |                   | 193,589,201   | <b>Total Improvements</b>                                   | (+) | 643,595,484   |
| <b>Non Real</b>            | <b>Count</b>      | <b>Value</b>  |                                                             |     |               |
| Personal Property:         | 131               | 142,787,130   |                                                             |     |               |
| Mineral Property:          | 1,083             | 2,842,830     |                                                             |     |               |
| Autos:                     | 0                 | 0             | <b>Total Non Real</b>                                       | (+) | 145,629,960   |
|                            |                   |               | <b>Market Value</b>                                         | =   | 1,091,808,363 |
| <b>Ag</b>                  | <b>Non Exempt</b> | <b>Exempt</b> |                                                             |     |               |
| Total Productivity Market: | 206,565,274       | 0             |                                                             |     |               |
| Ag Use:                    | 1,114,220         | 0             | <b>Productivity Loss</b>                                    | (-) | 201,577,925   |
| Timber Use:                | 3,873,129         | 0             | <b>Appraised Value</b>                                      | =   | 890,230,438   |
| Productivity Loss:         | 201,577,925       | 0             |                                                             |     |               |
|                            |                   |               | <b>Homestead Cap</b>                                        | (-) | 22,148,326    |
|                            |                   |               | <b>23.231 Cap</b>                                           | (-) | 2,531,907     |
|                            |                   |               | <b>Assessed Value</b>                                       | =   | 865,550,205   |
|                            |                   |               | <b>Total Exemptions Amount<br/>(Breakdown on Next Page)</b> | (-) | 155,813,688   |
|                            |                   |               | <b>Net Taxable</b>                                          | =   | 709,736,517   |

APPROXIMATE TOTAL LEVY = NET TAXABLE \* (TAX RATE / 100)  
 291,701.71 = 709,736,517 \* (0.041100 / 100)

Certified Estimate of Market Value: 1,091,808,363  
 Certified Estimate of Taxable Value: 709,736,517

Tax Increment Finance Value: 0  
 Tax Increment Finance Levy: 0.00

**2026 CERTIFIED TOTALS**

ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1

Property Count: 5,906

Grand Totals

7/15/2026

11:22:21AM

**Exemption Breakdown**

| <b>Exemption</b> | <b>Count</b> | <b>Local</b>       | <b>State</b>      | <b>Total</b>       |
|------------------|--------------|--------------------|-------------------|--------------------|
| 145B             | 83           | 0                  | 2,970,580         | 2,970,580          |
| 145D             | 8            | 0                  | 403,030           | 403,030            |
| 145D1            | 12           | 0                  | 1,000,000         | 1,000,000          |
| DP               | 47           | 410,000            | 0                 | 410,000            |
| DV1              | 13           | 0                  | 121,000           | 121,000            |
| DV2              | 7            | 0                  | 75,000            | 75,000             |
| DV3              | 16           | 0                  | 136,000           | 136,000            |
| DV4              | 82           | 0                  | 362,196           | 362,196            |
| DVHS             | 70           | 0                  | 19,844,176        | 19,844,176         |
| DVHSS            | 2            | 0                  | 532,190           | 532,190            |
| EX               | 2            | 0                  | 1,660             | 1,660              |
| EX-XN            | 2            | 0                  | 0                 | 0                  |
| EX-XR            | 1            | 0                  | 610               | 610                |
| EX-XV            | 54           | 0                  | 8,879,514         | 8,879,514          |
| EX-XV (Prorated) | 8            | 0                  | 426,609           | 426,609            |
| EX366            | 499          | 0                  | 56,040            | 56,040             |
| HS               | 1,883        | 92,879,932         | 0                 | 92,879,932         |
| OV65             | 1,352        | 24,045,831         | 0                 | 24,045,831         |
| PC               | 2            | 3,669,320          | 0                 | 3,669,320          |
| <b>Totals</b>    |              | <b>121,005,083</b> | <b>34,808,605</b> | <b>155,813,688</b> |

**2026 CERTIFIED TOTALS****ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1**

Property Count: 5,906

ARB Approved Totals

7/15/2026 11:22:21AM

**State Category Breakdown**

| State Code Description |                               | Count | Acres              | New Value           | Market Value           | Taxable Value        |
|------------------------|-------------------------------|-------|--------------------|---------------------|------------------------|----------------------|
| A                      | SINGLE FAMILY RESIDENCE       | 2,385 | 911.6241           | \$5,239,010         | \$574,686,082          | \$436,331,631        |
| B                      | MULTIFAMILY RESIDENCE         | 225   | 13.0790            | \$342,860           | \$18,254,380           | \$15,480,015         |
| C1                     | VACANT LOTS AND LAND TRACTS   | 899   | 225.1711           | \$0                 | \$7,482,135            | \$7,233,307          |
| D1                     | QUALIFIED OPEN-SPACE LAND     | 575   | 30,232.7606        | \$0                 | \$206,565,274          | \$4,959,791          |
| D2                     | IMPROVEMENTS ON QUALIFIED OP  | 46    |                    | \$36,000            | \$3,368,211            | \$3,359,120          |
| E                      | RURAL LAND, NON QUALIFIED OPE | 619   | 2,389.9367         | \$3,578,680         | \$88,603,906           | \$67,723,005         |
| F1                     | COMMERCIAL REAL PROPERTY      | 99    | 315.4975           | \$954,430           | \$18,066,518           | \$17,781,857         |
| F2                     | INDUSTRIAL AND MANUFACTURIN   | 2     | 106.3670           | \$0                 | \$17,078,940           | \$17,078,940         |
| G1                     | OIL AND GAS                   | 1,081 |                    | \$0                 | \$2,841,170            | \$2,751,670          |
| J1                     | WATER SYSTEMS                 | 2     |                    | \$0                 | \$681,000              | \$556,000            |
| J3                     | ELECTRIC COMPANY (INCLUDING C | 5     |                    | \$0                 | \$3,762,590            | \$3,512,590          |
| J4                     | TELEPHONE COMPANY (INCLUDI    | 17    | 0.0600             | \$0                 | \$2,063,060            | \$1,563,060          |
| J6                     | PIPELAND COMPANY              | 2     |                    | \$0                 | \$30,577,690           | \$26,783,370         |
| L1                     | COMMERCIAL PERSONAL PROPE     | 72    |                    | \$0                 | \$2,791,400            | \$587,770            |
| L2                     | INDUSTRIAL AND MANUFACTURIN   | 34    |                    | \$0                 | \$102,913,090          | \$101,743,110        |
| M1                     | TANGIBLE OTHER PERSONAL, MOB  | 64    |                    | \$350,280           | \$2,744,524            | \$2,271,281          |
| O                      | RESIDENTIAL INVENTORY         | 4     | 6.2530             | \$0                 | \$20,000               | \$20,000             |
| X                      | TOTALLY EXEMPT PROPERTY       | 65    | 107.1252           | \$5,180             | \$9,308,393            | \$0                  |
| <b>Totals</b>          |                               |       | <b>34,307.8742</b> | <b>\$10,506,440</b> | <b>\$1,091,808,363</b> | <b>\$709,736,517</b> |

**2026 CERTIFIED TOTALS**

ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1

Property Count: 5,906

Grand Totals

7/15/2026 11:22:21AM

**State Category Breakdown**

| State Code Description |                               | Count | Acres       | New Value    | Market Value    | Taxable Value |
|------------------------|-------------------------------|-------|-------------|--------------|-----------------|---------------|
| A                      | SINGLE FAMILY RESIDENCE       | 2,385 | 911.6241    | \$5,239,010  | \$574,686,082   | \$436,331,631 |
| B                      | MULTIFAMILY RESIDENCE         | 225   | 13.0790     | \$342,860    | \$18,254,380    | \$15,480,015  |
| C1                     | VACANT LOTS AND LAND TRACTS   | 899   | 225.1711    | \$0          | \$7,482,135     | \$7,233,307   |
| D1                     | QUALIFIED OPEN-SPACE LAND     | 575   | 30,232.7606 | \$0          | \$206,565,274   | \$4,959,791   |
| D2                     | IMPROVEMENTS ON QUALIFIED OP  | 46    |             | \$36,000     | \$3,368,211     | \$3,359,120   |
| E                      | RURAL LAND, NON QUALIFIED OPE | 619   | 2,389.9367  | \$3,578,680  | \$88,603,906    | \$67,723,005  |
| F1                     | COMMERCIAL REAL PROPERTY      | 99    | 315.4975    | \$954,430    | \$18,066,518    | \$17,781,857  |
| F2                     | INDUSTRIAL AND MANUFACTURIN   | 2     | 106.3670    | \$0          | \$17,078,940    | \$17,078,940  |
| G1                     | OIL AND GAS                   | 1,081 |             | \$0          | \$2,841,170     | \$2,751,670   |
| J1                     | WATER SYSTEMS                 | 2     |             | \$0          | \$681,000       | \$556,000     |
| J3                     | ELECTRIC COMPANY (INCLUDING C | 5     |             | \$0          | \$3,762,590     | \$3,512,590   |
| J4                     | TELEPHONE COMPANY (INCLUDI    | 17    | 0.0600      | \$0          | \$2,063,060     | \$1,563,060   |
| J6                     | PIPELAND COMPANY              | 2     |             | \$0          | \$30,577,690    | \$26,783,370  |
| L1                     | COMMERCIAL PERSONAL PROPE     | 72    |             | \$0          | \$2,791,400     | \$587,770     |
| L2                     | INDUSTRIAL AND MANUFACTURIN   | 34    |             | \$0          | \$102,913,090   | \$101,743,110 |
| M1                     | TANGIBLE OTHER PERSONAL, MOB  | 64    |             | \$350,280    | \$2,744,524     | \$2,271,281   |
| O                      | RESIDENTIAL INVENTORY         | 4     | 6.2530      | \$0          | \$20,000        | \$20,000      |
| X                      | TOTALLY EXEMPT PROPERTY       | 65    | 107.1252    | \$5,180      | \$9,308,393     | \$0           |
| <b>Totals</b>          |                               |       | 34,307.8742 | \$10,506,440 | \$1,091,808,363 | \$709,736,517 |



**2026 CERTIFIED TOTALS**

ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1

Property Count: 5,906

Effective Rate Assumption

7/15/2026

11:22:21AM

**New Value**

|                                 |                     |
|---------------------------------|---------------------|
| <b>TOTAL NEW VALUE MARKET:</b>  | <b>\$10,506,440</b> |
| <b>TOTAL NEW VALUE TAXABLE:</b> | <b>\$9,619,044</b>  |

**New Exemptions**

| Exemption                             | Description                                    | Count |                   |                 |
|---------------------------------------|------------------------------------------------|-------|-------------------|-----------------|
| EX-XN                                 | 11.252 Motor vehicles leased for personal use  | 2     | 2025 Market Value | \$0             |
| EX-XV                                 | Other Exemptions (including public property, r | 1     | 2025 Market Value | \$8,500         |
| EX366                                 | HB366 Exempt                                   | 45    | 2025 Market Value | \$1,560         |
| <b>ABSOLUTE EXEMPTIONS VALUE LOSS</b> |                                                |       |                   | <b>\$10,060</b> |

| Exemption                            | Description                           | Count      | Exemption Amount    |
|--------------------------------------|---------------------------------------|------------|---------------------|
| 145B                                 | 11.145 (b) Single Situs, Single Owner | 72         | \$2,203,630         |
| DP                                   | Disability                            | 1          | \$10,000            |
| DV1                                  | Disabled Veterans 10% - 29%           | 1          | \$5,000             |
| DV4                                  | Disabled Veterans 70% - 100%          | 14         | \$51,000            |
| DVHS                                 | Disabled Veteran Homestead            | 15         | \$3,718,685         |
| HS                                   | Homestead                             | 99         | \$4,117,585         |
| OV65                                 | Over 65                               | 76         | \$1,140,918         |
| <b>PARTIAL EXEMPTIONS VALUE LOSS</b> |                                       | <b>278</b> | <b>\$11,246,818</b> |
| <b>NEW EXEMPTIONS VALUE LOSS</b>     |                                       |            | <b>\$11,256,878</b> |

**Increased Exemptions**

| Exemption | Description | Count | Increased Exemption Amount |
|-----------|-------------|-------|----------------------------|
|-----------|-------------|-------|----------------------------|

**INCREASED EXEMPTIONS VALUE LOSS**

|                                    |                     |
|------------------------------------|---------------------|
| <b>TOTAL EXEMPTIONS VALUE LOSS</b> | <b>\$11,256,878</b> |
|------------------------------------|---------------------|

**New Ag / Timber Exemptions**

|                                   |                    |          |
|-----------------------------------|--------------------|----------|
| 2025 Market Value                 | \$1,144,920        | Count: 4 |
| 2026 Ag/Timber Use                | \$18,640           |          |
| <b>NEW AG / TIMBER VALUE LOSS</b> | <b>\$1,126,280</b> |          |

**New Annexations****New Deannexations**

| Count | Market Value | Taxable Value |
|-------|--------------|---------------|
| 1     | \$940        | \$0           |

**Average Homestead Value**

Category A and E

| Count of HS Residences | Average Market | Average HS Exemption | Average Taxable |
|------------------------|----------------|----------------------|-----------------|
| 1,818                  | \$263,281      | \$62,240             | \$201,041       |

Category A Only

| Count of HS Residences | Average Market | Average HS Exemption | Average Taxable |
|------------------------|----------------|----------------------|-----------------|
| 1,600                  | \$269,789      | \$60,760             | \$209,029       |

**2026 CERTIFIED TOTALS****ESD1 - WOOD COUNTY EMERGENCY SERVICE DISTRICT 1****Median Homestead Value****Category A and E**

| Count of HS Residences | Median Market | Median HS Exemption | Median Taxable |
|------------------------|---------------|---------------------|----------------|
| 1,818                  | \$257,325     | \$56,860            | \$200,465      |

**Category A Only**

| Count of HS Residences | Median Market | Median HS Exemption | Median Taxable |
|------------------------|---------------|---------------------|----------------|
| 1,600                  | \$263,850     | \$56,847            | \$207,003      |

**Lower Value Used**

| Count of Protested Properties | Total Market Value | Total Value Used |
|-------------------------------|--------------------|------------------|
|-------------------------------|--------------------|------------------|

**Uncontested Value**

| Count of Uncontested Properties | Total Market Value | Total Uncontested Value |
|---------------------------------|--------------------|-------------------------|
|---------------------------------|--------------------|-------------------------|

# Unpaid Refund Report

WOODTAX

Date Range: 07/01/2025 - 06/30/2026 Sorted by: Date

Threshold:

Threshold Behavior:

## Wood County Tax Office

### Emergency Service Dist. 1

| Owner Name                                                        | QuickRefID | Payment Date | Receipt # | Recipient                                                          | Year | Refund Reason                      | Hold | Balance Due | Refund Amount |
|-------------------------------------------------------------------|------------|--------------|-----------|--------------------------------------------------------------------|------|------------------------------------|------|-------------|---------------|
| SCHULTZ REVOCABLE TRUST                                           | R29895     | 11/25/2025   |           | LERETA, LLC,                                                       | 2021 | CORRECT SQ FT/REMEASURED///T S..AH | Y    | 0.00        | 15.29         |
| POOL GEORGE CLIFTON II & EMILY                                    | R384994    | 04/28/2026   |           | T&P STANLEY FAMILY HOLDINGS,                                       | 2022 | MH REMOVED                         | Y    | 0.00        | 11.13         |
| SCHULTZ REVOCABLE TRUST                                           | R29895     | 11/25/2025   |           | LERETA, LLC,                                                       | 2022 | CORRECT SQ FT/REMEASURED///T S..AH | Y    | 0.00        | 3.86          |
| POOL GEORGE CLIFTON II & EMILY                                    | R384994    | 04/28/2026   |           | GEORGE C POOL EMILY POOL,                                          | 2023 | MH REMOVED 2022 JG                 | Y    | 0.00        | 2.12          |
| DAVIES JERRY & SELENA REYES                                       | R30146     | 11/07/2025   |           | JERRY DAVIES,                                                      | 2023 | ADD HS AND OA AND LINK TO 30148    | Y    | 0.00        | 26.76         |
| DAVIES JERRY & SELENA REYES                                       | R30148     | 11/07/2025   |           | JERRY DAVIES,                                                      | 2023 | ADD HS AND OA AND LINK TO 30146    | Y    | 0.22        | 0.94          |
| SCHULTZ REVOCABLE TRUST                                           | R29895     | 11/25/2025   |           | LERETA, LLC,                                                       | 2023 | CORRECT SQ FT/REMEASURED///T S..AH | Y    | 0.00        | 4.71          |
| HARGUESS WANDA                                                    | R34523     | 11/25/2025   |           | HARGUESS WANDA,                                                    | 2023 | ADD OA                             | Y    | 0.00        | 4.49          |
| BOYD CLAY EDWARD                                                  | R29432     | 12/17/2025   |           | Megan Haugh,                                                       | 2023 | RESUPPLEMENT FOR TAX OFFICE        | Y    | 0.00        | 24.30         |
| KINGSFORD TIM E & LISA H AS TRUSTEES OF THE 2014 KINGSFORD FAMILY | R29372     | 01/06/2026   |           | KINGSFORD TIM E & LISA H AS TRUSTEES OF THE 2014 KINGSFORD FAMILY, | 2024 | PRO RATE HS                        | Y    | 0.00        | 20.28         |
| KING SAMUEL & MADELINE                                            | R31331     | 01/06/2026   |           | CORELOGIC,                                                         | 2024 | ADD HS                             | Y    | 0.00        | 23.99         |
| RAMIREZ ANGEL GUADALUPE FRAIRE & BRE DEANN                        | R29254     | 02/03/2026   |           | JUAREZ TAMMY,                                                      | 2024 | ADD HS AND LINK TO 146109          | Y    | 0.00        | 1.20          |
| RAY CHARLES H                                                     | R30022     | 02/03/2026   |           | CORELOGIC,                                                         | 2024 | ADD HS AND OA                      | Y    | 0.00        | 30.26         |
| JUAREZ TAMMY ALINE                                                | R437653    | 02/03/2026   |           | JUAREZ TAMMY,                                                      | 2024 | ADD HS AND LINK TO 29254           | Y    | 0.00        | 10.11         |

# Unpaid Refund Report

WOODTAX

Date Range: 07/01/2025 - 06/30/2026 Sorted by: Date

Threshold:

Threshold Behavior:

## Wood County Tax Office

### Emergency Service Dist. 1

| Owner Name                                                                   | QuickRefID | Payment Date | Receipt #            | Recipient                                                                  | Year | Refund Reason     | Hold | Balance Due | Refund Amount |
|------------------------------------------------------------------------------|------------|--------------|----------------------|----------------------------------------------------------------------------|------|-------------------|------|-------------|---------------|
| JACKSON JAMES<br>JACOB & CAROL LYNN<br>WOODARD (HUSBAND<br>& WIFE)           | R28568     | 04/01/2026   |                      | CORELOGIC,                                                                 | 2024 | ADD HS AND OA     | Y    | 0.00        | 30.57         |
| SPENCER ROY DEAN &<br>VICTORIA WRIGHT                                        | R30945     | 04/28/2026   |                      | CORELOGIC,                                                                 | 2024 | ADD HS            | Y    | 0.00        | 16.53         |
| STARK ANDREW &<br>ELIZABETH                                                  | R32145     | 06/24/2026   |                      | CORELOGIC,                                                                 | 2024 | ADD DHVS          | Y    | 0.00        | 99.43         |
| DURHAM DAVID S                                                               | R31233     | 07/08/2025   | 2025-849393-<br>WOOD | TRUHOME SOLUTIONS, LLC,                                                    | 2024 | OVP CHECK # 34030 | Y    | 0.00        | 2.69          |
| KEENER REBECCA<br>STARR & GREG<br>WILLIAM BUCHWALD                           | R29665     | 07/11/2025   | 2025-849468-<br>WOOD | TRULY TITLE,                                                               | 2024 | OVP CHECK#34031   | Y    | 0.00        | 2.08          |
| NYSTROM ROBERT &<br>BRIDGET                                                  | R30706     | 07/17/2025   | 2025-849564-<br>WOOD | NYSTROM ROBERT &<br>BRIDGET,                                               | 2024 | ovp ch # 34032    | Y    | 0.00        | 5.23          |
| GREEN LARRY D JR &<br>DEBRA S TRUSTEES OF<br>THE GREEN LIVING<br>TRUST DATED | R28469     | 07/21/2025   |                      | GREEN LARRY D JR & DEBRA<br>S TRUSTEES OF THE GREEN<br>LIVING TRUST DATED, | 2024 | PRO RATE DVHS     | Y    | 0.00        | 20.58         |
| BENTLEY DALTON ALEX<br>& LAUREN                                              | R29668     | 07/21/2025   |                      | CORELOGIC,                                                                 | 2024 | PRO RATE HS       | Y    | 0.00        | 9.71          |
| WALKER DENICE                                                                | R13141     | 07/30/2025   | 2025-850094-<br>WOOD | PHILLIPS JEREMY W,                                                         | 2024 | ovp ck 34048      | Y    | 0.00        | 0.87          |
| HOUSTON H D & HELEN<br>RUTH                                                  | R28373     | 08/01/2025   | 2025-850430-<br>WOOD | HOUSTON H D & HELEN<br>RUTH,                                               | 2024 | ovp ch # 34051    | Y    | 0.00        | 0.88          |
| DURST DOUGLAS D &<br>RHONDA                                                  | R29728     | 11/06/2025   |                      | Douglas Durst,                                                             | 2024 | FREEZE REFREEZE   | Y    | 0.00        | 11.85         |
| VOCELKA PAUL R &<br>MARY K                                                   | R30403     | 11/06/2025   |                      | VOCELKA PAUL R & MARY K,                                                   | 2024 | FREEZE REFREEZE   | Y    | 0.00        | 3.41          |
| VOCELKA PAUL R &<br>MARY K                                                   | R30426     | 11/06/2025   |                      | VOCELKA PAUL R & MARY K,                                                   | 2024 | FREEZE REFREEZE   | Y    | 0.00        | 0.15          |

# Unpaid Refund Report

WOODTAX

Date Range: 07/01/2025 - 06/30/2026 Sorted by: Date

Threshold:

Threshold Behavior:

## Wood County Tax Office

### Emergency Service Dist. 1

| Owner Name                             | QuickRefID | Payment Date | Receipt #        | Recipient                        | Year | Refund Reason                             | Hold | Balance Due | Refund Amount |
|----------------------------------------|------------|--------------|------------------|----------------------------------|------|-------------------------------------------|------|-------------|---------------|
| VOCELKA PAUL R & MARY K                | R30427     | 11/06/2025   |                  | VOCELKA PAUL R & MARY K,         | 2024 | FREEZE REFREEZE                           | Y    | 0.00        | 0.15          |
| VOCELKA PAUL R & MARY K                | R30428     | 11/06/2025   |                  | VOCELKA PAUL R & MARY K,         | 2024 | FREEZE REFREEZE                           | Y    | 0.00        | 0.15          |
| CORRADO HENRY & MARY ELIZABETH CORRADO | R30470     | 11/06/2025   |                  | Henry Corrado,                   | 2024 | FREEZE REFREEZE                           | Y    | 0.00        | 1.02          |
| CORRADO HENRY & MARY ELIZABETH CORRADO | R30471     | 11/06/2025   |                  | Henry Corrado,                   | 2024 | FREEZE REFREEZE                           | Y    | 0.00        | 30.17         |
| DORMAN HOWARD R & JUDY C DORMAN        | R31572     | 11/06/2025   |                  | Howard Dorman,                   | 2024 | FREEZE REFREEZE                           | Y    | 0.00        | 6.33          |
| DORMAN HOWARD R & JUDY C DORMAN        | R31573     | 11/06/2025   |                  | DORMAN HOWARD R & JUDY C DORMAN, | 2024 | FREEZE REFREEZE                           | Y    | 0.00        | 0.10          |
| DAVIES JERRY & SELENA REYES            | R30146     | 11/22/2025   |                  | DAVIES JERRY & SELENA REYES,     | 2024 | ADD HS AND OA AND LINK TO 30148           | Y    | 0.00        | 38.40         |
| DAVIES JERRY & SELENA REYES            | R30148     | 11/22/2025   |                  | DAVIES JERRY & SELENA REYES,     | 2024 | ADD HS AND OA AND LINK TO 30146           | Y    | 0.00        | 0.96          |
| SCHULTZ REVOCABLE TRUST                | R29895     | 11/25/2025   |                  | LERETA, LLC,                     | 2024 | CORRECT SQ FT/REMEASURED///T S..AH        | Y    | 0.00        | 4.83          |
| HARGUESS WANDA                         | R34523     | 11/25/2025   |                  | HARGUESS WANDA,                  | 2024 | ADD OA                                    | Y    | 0.00        | 5.35          |
| SMITH STEVEN G & LAURA J               | R28822     | 12/17/2025   |                  | SMITH STEVEN G & LAURA J,        | 2024 | RESUPPLEMENT FOR TAX OFFICE               | Y    | 0.00        | 22.31         |
| BOYD CLAY EDWARD                       | R29432     | 12/17/2025   |                  | BOYD CLAY EDWARD,                | 2024 | RESUPPLEMENT FOR TAX OFFICE               | Y    | 0.00        | 33.51         |
| BOYD CLAY EDWARD                       | R353645    | 12/18/2025   | 2025-868061-WOOD | BOYD CLAY EDWARD,                | 2024 | OVP check#34796 applied . OVP check#34807 | Y    | 0.00        | 91.10         |
| Grand Totals                           |            |              |                  |                                  |      |                                           |      |             | 617.80        |



| Tangible Personal Property Appeal Document |      |
|--------------------------------------------|------|
| Assessment Year                            | 2025 |

These protests are based on one or several of the following reasons:

- 1) value is over market value; 2) value is unequal compared with other properties;
- 3) property is taxed in the wrong jurisdiction; 4) failure to send the required notice;
- 5) exemption was denied, modified, or cancelled; 6) owner's name is incorrect;
- 7) property description is incorrect;
- 8) property should not be taxed in this appraisal district or in one or more taxing units or 9) penalty was assessed

**Taxpayer Primary Value Method – Market-Derived Cost Approach Depreciation**

| Assessment Jurisdiction | Appraisal District Account Number | Top Level Company Name  | Company Name            | Petitioner's Requested Market Value | Appraisal District Noticed Value |
|-------------------------|-----------------------------------|-------------------------|-------------------------|-------------------------------------|----------------------------------|
| Wood Appraisal District | 712311                            | BlueTriton Brands, Inc. | BlueTriton Brands, Inc. | 60,685,344                          | 88,632,410                       |

88,632,410.00\*+  
60,685,344.00 -  
002  
27,947,066.00 \*



# Property Owner's Affidavit of Evidence

Form 50-283

Tax Year 2025

Wood Appraisal District

Appraisal District's Name

Appraisal District Account Number (if known)

**GENERAL INSTRUCTIONS:** This form is for use by a property owner to offer and submit evidence and/or argument for an appraisal review board (ARB) protest hearing by telephone conference call, videoconference or written affidavit pursuant to Tax Code Section 41.45.

**FILING INSTRUCTIONS:** This affidavit and evidence for the hearing may be submitted to the ARB either in paper or on a small portable electronic device (such as a CD, USB flash drive or thumb drive) which will be kept by the ARB.

## SECTION 1: Property Owner or Lessee

BlueTriton Brands, Inc.

Name of Property Owner or Lessee

Mailing Address, City, State, Zip Code

Phone Number (area code and number)

Email Address\*

## SECTION 2: Property Description

Attached

Physical Address, City, State, Zip Code (if different than above)

If no street address, provide legal description: Business Personal Property, Inventory, Furniture & Fixtures, Machinery & Equipment

Mobile Home Make, Model and Identification Number (if applicable)

## SECTION 3: Reasons for Protest

To preserve your right to present each reason for your ARB protest according to law, be sure to select all boxes that apply. Failure to select the box that corresponds to each reason for your protest may result in your inability to protest an issue that you want to pursue.

☒ Incorrect appraised (market) value and/or value is unequal compared with other properties.

☐ Property should not be taxed in \_\_\_\_\_  
(name of taxing unit)

☒ Property is not located in this appraisal district or otherwise should not be included on the appraisal district's record.

☒ Failure to send required notice. \_\_\_\_\_  
(type)

☒ Exemption was denied, modified or cancelled.

☐ Temporary disaster damage exemption was denied or modified.

☐ Ag-use, open-space or other special appraisal was denied, modified or cancelled.

☐ Change in use of land appraised as ag-use, open-space or timberland.

☐ Incorrect appraised or market value of land under special appraisal for ag-use, open-space or other special appraisal.

☒ Owner's name is incorrect.

☒ Property description is incorrect.

☐ Incorrect damage assessment rating for a property qualified for a temporary disaster exemption.

☐ Circuit breaker limitation on appraised value for non-homestead real property was denied, modified or cancelled.

☒ Other: Penalty was Assessed

## SECTION 4: Evidence

Attach evidentiary materials (such as letters, receipts, deeds, photographs, etc.) to be submitted with this affidavit.

Provide the total number of pages or images submitted as evidence with this affidavit: Narrative Attached

## SECTION 5: Statement of Facts or Arguments

State all facts or arguments that may help resolve your case.

The 2025 appraised value of the subject property exceeds market value and does not meet the definition of Fair Market Value as required by the Texas Property Tax Code. Further explanation is provided in the attached Narrative along with our supporting documentation and research.

Taxpayer Opinion of Value is attached.

**SECTION 6: Hearing Type**

Indicate how you intend to participate in the ARB hearing regarding your protest (select only one box).

- ☒ I do **not** intend to appear at the hearing in person, by telephone conference call or by videoconference.  
This affidavit and the evidence and/or argument submitted with it may be used at the hearing if I do not appear in person at the hearing.
- ☐ I intend to appear **in person** at the hearing.  
This affidavit may not be used for the hearing if I do appear in person at the hearing.
- ☐ I intend to appear by **telephone conference call** for the hearing.  
This affidavit and the evidence submitted with it may be used for the hearing if I do not appear in person at the hearing.
- ☐ I intend to appear by **videoconference** for the hearing.  
This affidavit and the evidence submitted with it may be used for the hearing if I do not appear in person at the hearing.\*

**NOTE:** If you decide later to appear by telephone conference call or videoconference, you must provide written notice to the ARB at least 10 days before the hearing date and submit your evidence with an affidavit (if not previously done).

**SECTION 7: Name and Signature**

State of Texas

County of Harris

Before me, the undersigned authority, personally appeared Zaida Thompson, who, being by me duly sworn, deposed as follows:

Affiant Name

1. My name is Zaida Thompson. I am of sound mind, capable of making this affidavit, and personally acquainted with the facts stated in this affidavit as well as any materials attached to this affidavit. I am submitting and offering any materials as evidence or argument to the ARB for consideration at the protest hearing for the property described in Section 2 of this affidavit.
2. Any materials submitted with this affidavit as evidence were generated or collected by me or for me, and are the original or exact duplicates of the original.
3. Any materials I am submitting as evidence comprise a total of \_\_\_\_\_ pages or images and are described in Section 4 of this affidavit. I am attaching any materials in paper form or on a small portable electronic device (such as a CD, USB flash drive or thumb drive) onto which images of the materials have been loaded as prescribed by the ARB's hearing procedures.
4. The facts contained in this affidavit are true and correct, and the information reflected in any evidentiary materials attached to this affidavit are true and correct.

Signed on this 26<sup>th</sup> day of June, 20 25

Zaida Thompson  
Affiant Signature



SWORN TO AND SUBSCRIBED before me on the

26<sup>th</sup> day of June, 20 25

[Signature]  
Notary Public, State of Texas

1/28/2029  
My Commission Expires

Isai Hernandez  
Notary's Printed Name

\*You may change your mind and appear in person at the ARB hearing. You do not waive the right to appear in person at the hearing by submitting this affidavit to the ARB. If you indicate that you intend NOT to appear at the hearing or you do not complete this section of the form and you do not elect to appear by telephone conference call or videoconference, the ARB is not required to consider the the affidavit at a scheduled hearing, and may consider the affidavit at a hearing designed for the specific purpose of processing affidavits.



**STATE OF TEXAS  
CITATION**

CLERK OF THE COURT  
SUZY WRIGHT  
P O BOX 1707  
QUITMAN, TX 75783

**ATTORNEY AND OR PERSON REQUESTING**

ALEX T MAZERO  
RYAN LAW FIRM PLLC  
PO BOX 802882  
DALLAS TX 75380-2882

**NOTICE TO DEFENDANT:** "You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 a.m. on Monday following the expiration of twenty days after you were served this citation and petition, a default judgment may be taken against you. In addition to filing a written answer with the clerk, you may be required to make initial disclosures to the other parties of this suit. These disclosures generally must be made no later than 30 days after you file your answer with the clerk. Find out more at [TexasLawHelp.org](http://TexasLawHelp.org)."

**TO: WOOD COUNTY APPRAISAL DISTRICT C/O TRACY NICHOLS - 210 CLARK STREET  
QUITMAN TX 75783 or wherever he/she may be found**

Defendant, Greetings:

You are hereby commanded to appear by filing a written answer to the PLAINTIFF'S ORIGINAL PETITION at or before ten o'clock a.m. of the Monday next after the expiration of twenty days after the date of service of this citation before the Honorable J. Brad McCampbell, 402<sup>nd</sup> Judicial District Court of Wood County, Texas at the Courthouse of said County in Quitman, Texas. Said Petition was filed 09/05/2025. This case numbered 2025-450, on the docket of said court and styled:

BLUE TRITON BRANDS, INC. (SITE FWF07-BPP)

VS.

WOOD COUNTY APPRAISAL DISTRICT

The nature of the Plaintiff's demand is fully shown by a true and correct copy of PLAINTIFF'S ORIGINAL PETITION accompanying this citation and made a part hereof. The office executing this writ shall promptly serve the same according to requirements of law, and the mandates thereof, and make due return as the law directs.

9/5/2025 2:58:23 PM

Issued and given under my hand and seal of said Court at office, on this the 5th day of September, 2025.

**ATTEST: SUZY WRIGHT - DISTRICT CLERK  
WOOD COUNTY, TEXAS**

BY

*Paige Brown*  
Paige Brown, Deputy



*cert new!*  
*10-22-25*

CITATION ISSUED



STATE OF TEXAS  
CITATION

CLERK OF THE COURT  
SUZY WRIGHT  
P O BOX 1707  
QUITMAN, TX 75783

ATTORNEY AND OR PERSON REQUESTING

ALEX T MAZERO  
RYAN LAW FIRM PLLC  
PO BOX 802882  
DALLAS TX 75380-2882

NOTICE TO DEFENDANT: "You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 a.m. on Monday following the expiration of twenty days after you were served this citation and petition, a default judgment may be taken against you. In addition to filing a written answer with the clerk, you may be required to make initial disclosures to the other parties of this suit. These disclosures generally must be made no later than 30 days after you file your answer with the clerk. Find out more at [TexasLawHelp.org](http://TexasLawHelp.org)."

TO: WOOD COUNTY APPRAISAL DISTRICT C/O TRACY NICHOLS - 210 CLARK STREET  
QUITMAN TX 75783 or wherever he/she may be found

Defendant, Greetings:

You are hereby commanded to appear by filing a written answer to the PLAINTIFF'S ORIGINAL PETITION at or before ten o'clock a.m. of the Monday next after the expiration of twenty days after the date of service of this citation before the Honorable J. Brad McCampbell, 402<sup>nd</sup> Judicial District Court of Wood County, Texas at the Courthouse of said County in Quitman, Texas. Said Petition was filed 09/05/2025. This case numbered 2025-450, on the docket of said court and styled:

BLUE TRITON BRANDS, INC. (SITE FWF07-BPP)

VS.

WOOD COUNTY APPRAISAL DISTRICT

The nature of the Plaintiff's demand is fully shown by a true and correct copy of PLAINTIFF'S ORIGINAL PETITION accompanying this citation and made a part hereof. The office executing this writ shall promptly serve the same according to requirements of law, and the mandates thereof, and make due return as the law directs.

9/5/2025 2:58:23 PM

Issued and given under my hand and seal of said Court at office, on this the 5th day of September, 2025.



ATTEST: SUZY WRIGHT - DISTRICT CLERK  
WOOD COUNTY, TEXAS

BY Paige Brown  
Paige Brown, Deputy

CITATION ISSUED



**OFFICER'S RETURN FOR CITATION**

2025-450 - BLUE TRITON BRANDS, INC. (SITE FWF07-BPP) VS. WOOD COUNTY APPRAISAL DISTRICT

**TO: WOOD COUNTY APPRAISAL DISTRICT C/O TRACY NICHOLS - 210 CLARK STREET QUITMAN TX 75783 OR WHEREVER HE/SHE MAY BE FOUND**

Came to hand on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_m. and executed in \_\_\_\_\_ County, Texas by delivering to the within named defendant in person, a true copy of this Citation with the date of delivery endorsed thereon, together with the accompanying copy of the PLAINTIFF'S ORIGINAL PETITION at the following times and places, to-wit:

| Name | Date/Time | Place, Course and Distance from Courthouse |
|------|-----------|--------------------------------------------|
|------|-----------|--------------------------------------------|

And not executed as to the defendant, \_\_\_\_\_

The diligence used in finding said defendant being: \_\_\_\_\_

And the cause or failure to execute this process is: \_\_\_\_\_

And the information received as to the whereabouts of said defendant being: \_\_\_\_\_

**FEES:**

Serving Petition and Citation \$ \_\_\_\_\_

Total \$ \_\_\_\_\_

\_\_\_\_\_, Officer

\_\_\_\_\_, County, Texas

By: \_\_\_\_\_, Deputy

**COMPLETE IF YOU ARE A PERSON OTHER THAN A SHERIFF, CONSTABLE, OR CLERK OF THE COURT**

In accordance with Rule 107: The officer or authorized person who serves, or attempts to serve, a citation shall sign the return. The return must either be verified or be signed under penalty of perjury. A return signed under penalty of perjury must contain the statement below in substantially the following form:

"My name is \_\_\_\_\_, my date of birth is \_\_\_\_\_, and my address is \_\_\_\_\_  
(First, Middle, Last)

\_\_\_\_\_  
(Street, City, Zip)

**I DECLARE UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.**

Executed in \_\_\_\_\_ County, State of Texas, on the \_\_\_\_\_ day of \_\_\_\_\_.

\_\_\_\_\_  
Declarant/Authorized Process Server

\_\_\_\_\_  
(ID # & expiration of Certification)

NO. 2025-450

BLUE TRITON BRANDS INC (SITE  
FWF07 - BPP),

Plaintiff(s),

VS.

WOOD COUNTY APPRAISAL  
DISTRICT,

Defendant.

IN THE DISTRICT COURT OF

WOOD COUNTY, TEXAS

402nd JUDICIAL DISTRICT

### PLAINTIFF'S ORIGINAL PETITION

Plaintiff pleads against Defendant:

1. Discovery is to be conducted under TEX. R. CIV. P. 190.4.
2. Plaintiff (as used herein the singular may mean the plural) is Blue Triton Brands Inc (Site FWF07 - BPP).
3. Defendant is Wood County Appraisal District ("District"), with service on its Chief Appraiser at any time or by service on any other officer or employee of the appraisal district present at the appraisal office located at 210 Clark St., Quitman, Wood County, TX 75783-2442.
4. This is a property tax lawsuit for tax year 2025. Plaintiff appeals the Orders of the Appraisal Review Board, attached as Exhibit B, and pleads under TEX. TAX CODE §§ 42.01 & 42.21, and TEX. CONST. art. VIII, §§ 1, 20.
5. Plaintiff has timely met all prerequisites, has standing and has exhausted all administrative remedies. Subject matter jurisdiction and venue is proper pursuant to TEX. TAX CODE ch. 42.
6. Plaintiff brings this appeal under TEX. TAX CODE § 42.01 which provides that a property owner is entitled to appeal an order of the appraisal review board determining a protest





by the property owner. Plaintiff appeals the orders of the appraisal review board determining a protest relating to the property owned or leased by the property owner or lessee in the county.

7. Plaintiff pursuant to TEX. TAX CODE § 42.08(b)(1) accompanies its appeal with a statement that if Plaintiff elects a § 42.08(b)(1) partial payment Plaintiff proposes to pay the amount of tax due as to the lesser of the tax due considering the value of the property the subject of this appeal as determined by the Appraisal Review Board or the amount of tax due considering the value of the property the subject of this appeal urged by Plaintiff to the Appraisal Review Board.

8. The property subject to this appeal is identified solely for internal identification purposes and appraisal district guidance in the attached Exhibit "A."

9. The Texas Property Tax Code and Constitution require property to be appraised for taxation at market value as of January 1. The appraised value of the property the subject of this appeal exceeds market value and is therefore unlawful. Plaintiff requests the Court determine market value of the property the subject of this appeal and reduce its appraised value pursuant to TEX. TAX CODE §§ 42.24 & 42.25.

10. The Texas Property Tax Code and Constitution require property to be appraised in an equal and uniform manner. The property the subject of this appeal has been appraised unequally and the appraised value is therefore unlawful. Plaintiff requests the Court determine the equal and uniform value for the property the subject of this appeal and reduce its appraised value to the equal and uniform value as authorized by TEX. TAX CODE §§ 42.24 & 42.26.

11. To the extent the property the subject of this appeal qualifies, Plaintiff requests that the Court apply the limitation on appraised value provided in TEX. TAX CODE §23.231. Plaintiff



appeals any determination that such limitation does not apply. Plaintiff also appeals any determination that such limitation was applied correctly.

12. Actions of the chief appraiser, appraisal district and appraisal review board related to the property the subject of this appeal apply to and adversely affect the Plaintiff. Accordingly, Plaintiff requests the Court, under TEX. TAX CODE § 42.24, enter orders necessary to preserve rights protected by and impose duties required by law.

13. The unlawful appraised value causes imposition of a tax on the property the subject of this appeal exceeding the lawful amount thus injuring Plaintiff.

14. The property the subject of this appeal consists of: all property comprising the same economic unit and would typically sell as a single property, any improvements, appurtenances, personal property and fixtures normally included in this kind of property, and property identified by or included in whole or in part for internal identification purposes within the District's Property identification or Account Number, which is to the best of Plaintiff's knowledge and subject to change set forth above. In addition, the property and the Plaintiff are subject to amendment, clarification, addition, deletion and further identification subject to special exception as provided by these pleadings and the Texas Property Tax Code.

15. Plaintiff has retained the undersigned counsel and demands from Defendant reasonable attorneys' fees pursuant to TEX. TAX CODE § 42.29.

16. Plaintiff pursuant to TEX. R. CIV. P. 47(c)(2) seeks monetary relief of \$250,000 or less as well as non-monetary relief described herein. Such monetary relief is within the jurisdictional limits of the Court.





### **§42.227 REQUEST FOR PRETRIAL SETTLEMENT DISCUSSIONS**

17. Pursuant to TEX. TAX CODE § 42.227, Plaintiff requests that the parties engage in settlement discussions through an informal settlement conference and make a good faith effort at resolving the above referenced matter.

### **PRAYER**

Plaintiff prays [a] for judgment against Defendant; [b] the Court fix the appraised value of the property the subject of this appeal in accordance with the law; [c] the Court enter all orders necessary to ensure equal treatment and to preserve rights protected by and impose duties under law; [d] Plaintiff recover its court costs and reasonable attorneys' fees; and [e] for such other and further relief to which Plaintiff is entitled.

### **INITIAL DISCLOSURES**

Pursuant to Texas Rule of Civil Procedure 194.2(b), Blue Triton Brands Inc (Site FWF07 - BPP) ("Plaintiff"), serves these Initial Disclosures.

1) **the correct names of the parties to the lawsuit;**

**Response:** Plaintiff believes the parties have been correctly named.

2) **the name, address, and telephone number of any potential parties;**

**Response:** Plaintiff is unaware of any additional potential parties.

3) **the legal theories and, in general, the factual bases of the responding party's claims or defenses (the responding party need not marshal all evidence that may be offered at trial);**

**Response:** This suit questions the ad valorem tax appraisal of certain property for tax year 2025. Plaintiff appeals the Orders Determining Protest entered by the District's Appraisal Review Board and institute this action under §§ 42.01 and 42.21 of the tax code ("Code"), Tex. Tax Code Ann. §§ 42.01, 42.21 (Vernon 1992), and article VIII, sections 1 and 20 of the Texas Constitution, Tex. Const. art. VIII, §§ 1, 20.

Tex. Tax Code § 23.01 requires that the Property be appraised for taxation at market value as of January 1 of the referenced year(s). The appraised value of the Property exceeds market value and is excessive and unlawful. Plaintiff requests that the Court determine market value of the Property and reduce its appraised value pursuant to Tex. Tax Code §§ 42.24 & 42.25.



Tex. Tax Code § 42.26 requires that the Property be appraised in an equal and uniform manner. The appraised value of the Property exceeds the median appraised value of a reasonable number of comparable properties appropriately adjusted and is excessive and unlawful. Plaintiff requests that the Court determine the median appraised value and reduce the Property's appraised value to the median appraised value as authorized by Tex. Tax Code §§ 42.24, 42.25 & 42.26.

The Texas Constitution requires property not be appraised at a value greater than fair cash value and all taxation be equal and uniform. The Property has been appraised at a value greater than fair cash value and in a manner and amount not equal and uniform, and thus such value is excessive and unlawful.

The excessive and unlawful appraised value causes imposition of a tax on the Property exceeding the lawful amount, thus injuring Plaintiff.

Section 41.43 of the Code provides that the appraisal district has the burden of establishing the value of the Property by a preponderance of the evidence presented at the appraisal review board hearing. Further, if the appraisal district fails to meet the standard, the protest shall be determined in favor of the property owner. Plaintiff requests that the Court determine that Defendant has failed to meet its burden and enter an order setting the value to that testified to by Plaintiff at the appraisal review board hearing.

Actions of the chief appraiser, the District and ARB related to the Property apply to and adversely affect the Plaintiff. Accordingly, Plaintiff requests the Court, under Tex. Tax Code § 42.24, enter orders necessary to preserve rights protected by and impose duties required by law.

As a result of the foregoing, Plaintiff was compelled to retain undersigned counsel and demand from Defendant reasonable attorneys' fees pursuant to Tex. Tax Code § 42.29.

**4) the amount and any method of calculating economic damages;**

**Response:** Plaintiff seeks only non-economic damages and attorneys' fees in this suit. However, the issue presented in this matter is the value of the Property for ad valorem tax purposes and the tax arising therefrom. Taxes in dispute are calculated by applying the applicable tax rates to the difference in appraised value in dispute.

**5) the name, address, and telephone number of persons having knowledge of relevant facts, and a brief statement of each identified person's connection with the case;**

**Response:**

1. Corporate Representative of Blue Triton Brands Inc (Site FWF07 - BPP)  
c/o Ryan Law Firm, PLLC  
8101 Windrose Avenue, Suite 950  
Plano, Texas 75024  
972.250.6363





The above is a representative of the Plaintiff in this lawsuit.

2. Corporate Representative of Wood County Appraisal District
3. Plaintiff identifies agents, employees, accountants and appraisers of Defendant who are better known to Defendant than to Plaintiff.

Plaintiff further identifies any persons with knowledge of relevant facts listed by any other party to this action.

- 6) a copy – or a description by category and location – of all documents, electronically stored information, and tangible things that the responding party has in its possession, custody, or control, and may use to support its claims or defenses, unless the use would be solely for impeachment;

**Response:** Plaintiff will supplement documents responsive to this request. Responsive documents include, but are not limited to, the property's rent rolls and income statements as well as the District's valuation of properties identified as comparable to Plaintiff's property in accordance with Texas Tax Code section 42.26.

- 7) any indemnity and insuring agreements described in Rule 192.3(f);

**Response:** There are none.

- 8) any settlement agreements described in Rule 192.3(g);

**Response:** There are none.

- 9) any witness statements described in Rule 192.3(h);

**Response:** There are none.

- 10) in a suit alleging physical or mental injury and damages from the occurrence that is the subject of the case, all medical records and bills that are reasonably related to the injuries or damages asserted or, in lieu thereof, an authorization permitting the disclosure of such medical records and bills;

**Response:** Not applicable.

- 11) in a suit alleging physical or mental injury and damages from the occurrence that is the subject of the case, all medical records and bills obtained by the responding party by virtue of an authorization furnished by the requesting party;

**Response:** Not applicable.



- 12) the name, address, and telephone number of any person who may be designated as a responsible third party.

**Response:** Not applicable.

Respectfully submitted,

By: /s/ Alex T. Mazero  
Alex T. Mazero  
State Bar No. 24106967  
alex.mazero@ryanlawyers.com  
Michael Moore  
State Bar No. 24075587  
michael.moore@ryanlawyers.com  
Clayton Fitzgerald  
State Bar No. 24125909  
clayton.fitzgerald@ryanlawyers.com  
Joe N. Carrington  
State Bar No. 24097263  
joe.carrington@ryanlawyers.com  
**RYAN LAW FIRM, PLLC**  
P.O. Box 802882  
Dallas, Texas 75380-2882  
Ph: 972.250.6363  
Fax: 972.250.3599

ATTORNEYS FOR PLAINTIFF



## EXHIBIT "A"

The property subject to this appeal is identified solely for internal identification purposes and appraisal district guidance as:

### For Tax Year 2025

| <u>Account Number / PID</u> | <u>Property Name/Description</u> | <u>Address/Location</u> |
|-----------------------------|----------------------------------|-------------------------|
| 105514                      | Site FWF07 - BPP                 | Hawkins, TX 75765       |
| 20304862                    | Site FWF07 - BPP                 | Hawkins, TX 75765       |
| 20304863                    | Site FWF07 - BPP                 | Hawkins, TX 75765       |
| 20304864                    | Site FWF07 - BPP                 | Hawkins, TX 75765       |
| 20304865                    | Site FWF07 - BPP                 | Hawkins, TX 75765       |
| 20304866                    | Site FWF07 - BPP                 | Hawkins, TX 75765       |





## ORDER DETERMINING PROTEST

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman, TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Appraisal Review Board  
Wood County Appraisal District

9489 0090 0027 6619 7735 91

Account #: 9900040-0712311-  
Case #: 2025-2036  
Prop ID: 105514  
Legal Desc: VEHICLES & EQUIPMENT

### EXHIBIT B

Received

JUL 23 2025

Ryan  
PTS-Scottsdale

## ORDER DETERMINING PROTEST

On July 7, 2025, the Appraisal Review Board of Wood County, Texas, heard the protest of RYAN & COMPANY concerning the appraisal records for tax year 2025.

The taxpayer and chief appraiser appeared. A summary of the chief appraiser's testimony, a list of witnesses and a list of evidence submitted appear as part of the records of this case.

The taxpayer's notice of protest was filed in time. The Appraisal Review Board found that it had jurisdiction over the case. The Appraisal Review Board delivered written notice of the hearing in the manner required by law.

Having heard the evidence and arguments from both sides, the Appraisal Review Board with a quorum present determined that:

The appraisal records are correct and should not be changed.

Appraiser Assigned Value:

ARB Assigned Market:

ARB Assigned Equity:

Current Market Value: 369,690

Current Appraised Value: 369,690

The Appraisal Review Board therefore ORDERS that:

The chief appraiser shall make no change to the appraisal records concerning this property and the values shall remain as follows:

PERSONAL PROPERTY VALUE:

369690

\$

\$

\$

\$

\$

TOTAL PERSONAL PROPERTY:

\$369,690

\*If changes to the appraisal records are ordered due to a determination of excessive appraised or market value and also a determination of unequal appraisal, the lower of the two determinations shall be shown in the appraisal records.



## NOTICE OF FINAL ORDER

### Notice of Final Order

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO DISTRICT COURT. A PROPERTY OWNER HAS A RIGHT TO APPEAL IN DISTRICT COURT AN APPRAISAL REVIEW BOARD ORDER DETERMINING A PROTEST AS PROVIDED BY SUBCHAPTER C OF CHAPTER 41, TEXAS TAX CODE. TO APPEAL SUCH AN ORDER TO DISTRICT COURT, A PARTY MUST FILE A PETITION FOR REVIEW WITH THE DISTRICT COURT WITHIN 60 DAYS AFTER THE PARTY RECEIVES NOTICE THAT A FINAL ORDER HAS BEEN ENTERED FROM WHICH AN APPEAL MAY BE HAD OR AT ANY TIME AFTER THE HEARING BUT BEFORE THE 60-DAY DEADLINE. A PROPERTY OWNER ALSO HAS A RIGHT TO APPEAL IN DISTRICT COURT A DETERMINATION OF AN APPRAISAL REVIEW BOARD ON A MOTION FILED UNDER SECTION 25.25, TEXAS TAX CODE. THE LAW PROVIDES THAT TO FILE SUIT TO COMPEL AN APPRAISAL REVIEW BOARD TO ORDER A CHANGE IN THE APPRAISAL ROLL UNDER SECTION 25.25, A PARTY MUST FILE SUIT WITHIN 45 DAYS AFTER THE PARTY RECEIVES NOTICE OF THE APPRAISAL REVIEW BOARD'S DETERMINATION OF A MOTION UNDER SECTION 25.25. FAILURE TO TIMELY FILE A PETITION BARS AN APPEAL TO DISTRICT COURT.

A PARTY OTHER THAN A PROPERTY OWNER, IN ORDER TO EXERCISE THE PARTY'S RIGHT TO APPEAL AN ORDER OF AN APPRAISAL REVIEW BOARD, MUST FILE A WRITTEN NOTICE OF APPEAL WITHIN 15 DAYS AFTER THE DATE THE PARTY RECEIVES THIS NOTICE OR, IN THE CASE OF A TAXING UNIT, WITHIN 15 DAYS AFTER THE DATE THE TAXING UNIT RECEIVES NOTICE PURSUANT TO SECTION 41.07, TEXAS TAX CODE.

For more information regarding appeal to district court, you should consult Texas Tax Code, Chapter 42 and the clerk of the court. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, a property owner may appeal through binding arbitration an appraisal review board order determining a protest filed under Section 41.41(a)(1) of the Texas Tax Code concerning the appraised or market value of property if:

- (1) the property qualifies as the owner's residence homestead under Section 11.13 of the Texas Tax Code; or
- (2) the appraised or market value, as applicable, of the property as determined by the order is \$1 million or less.

To appeal an appraisal review board order through binding arbitration, a property owner must file with the appraisal district not later than the 45<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed request for binding arbitration, a copy of which is enclosed with this notice; and
- (2) an arbitration deposit made payable to the comptroller in the applicable amount provided under Chapter 41A of the Texas Tax Code.

For more information regarding appeal through binding arbitration, you should consult Texas Tax Code, Chapter 41A and related Comptroller rules. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, certain property owners may appeal to the State Office of Administrative Hearings (SOAH) an appraisal review board order determining a protest concerning the appraised or market value of property brought under Section 41.41(a)(1) or (2) of the Texas Tax Code if the appraised or market value, as applicable, of the property that was the subject of the protest, as determined by the appraisal review board order, is more than \$1 million.

Appeals to SOAH are currently subject to limitations of a pilot program implemented in the following counties a three-year period beginning with the ad valorem tax year that begins January 1, 2010: Bexar, Cameron, El Paso, Harris, Tarrant, and Travis. To appeal an appraisal review board order to SOAH, a property owner must file with the chief appraiser of the appraisal district not later than the 30th day after the date the property owner receives notice of the order:

- (1) a completed notice of appeal to SOAH, a copy of which is enclosed with this notice; and
- (2) a filing fee in the amount of \$300, made payable to SOAH.

For more information regarding appeal to SOAH, you should consult Texas Government Code, Chapter 2003 and related SOAH rules. If you need legal advice, you should consult an attorney.

It is important to note that the pendency of an appeal, whether to district court, through binding arbitration, or to the State Office of Administrative Hearings, does not affect the delinquency date for the taxes on the property subject to the appeal. For more specific information, consult the applicable statutes and rules.

Chairman, Appraisal Review Board

Signed on

4/7

2028

sign  
here





## NOTICE OF FINAL ORDER WITH FORM FOR NOTICE OF APPEAL

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman TX 75783-1706

Account #: 9900040-0712311-  
Case #: 2025-2036  
Prop ID: 105514  
Legal Desc: VEHICLES & EQUIPMENT

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
SCOTTSDALE, AZ 85261

Date: 07/07/25

### NOTICE OF FINAL ORDER

THE APPRAISAL REVIEW BOARD HAS MADE A FINAL DECISION ON YOUR PROTEST. A COPY OF THE ORDER DETERMINING THE PROTEST IS ENCLOSED WITH THIS NOTICE.

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO THE DISTRICT COURT. IF YOU WANT TO APPEAL AND HAVE QUESTIONS, YOU SHOULD CONSULT AN ATTORNEY. PLEASE SEE THE FULL NOTICE OF FINAL ORDER ON PAGE 3 FOR GROUNDS FOR APPEAL AND FILING A PETITION. IF YOU DO APPEAL AND YOUR CASE IS PENDING, YOU MUST PAY THE AMOUNT OF TAXES NOT IN DISPUTE OR THE AMOUNT OF TAXES DUE ON THE PROPERTY UNDER THE ARB ORDER, WHICHEVER IS LOWER, TO EACH TAXING UNIT BEFORE TAXES FOR THE YEAR BECOME DELINQUENT.

You can use this form if you wish to appeal the above order.

**Mail To:** Chief Appraiser  
Wood County Appraisal District  
P O Box 1706  
Quitman, TX 75783-1706

From:

RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
SCOTTSDALE, AZ 85261

### NOTICE OF APPEAL OF APPRAISAL REVIEW BOARD ORDER\*

This is formal notice that I intend to appeal the order of the Appraisal Review Board in

Case No.: 2025-2036 Prop ID: 105514 Account #: 9900040-0712311-

Return address if different from above:

sign  
here

Date:

\*Required to be filed by a protesting party who is not the property owner

## ORDER DETERMINING PROTEST

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman, TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Appraisal Review Board  
Wood County Appraisal District

9489 0090 0027 6619 7735 91

Account #: 9900050-0712311-  
Case #: 2025-2043  
Prop ID: 20304862  
Legal Desc: INVENTORY

Received

JUL 23 2025

Ryan  
PTS-Scottsdale

## ORDER DETERMINING PROTEST

On July 7, 2025, the Appraisal Review Board of Wood County, Texas, heard the protest of RYAN & COMPANY concerning the appraisal records for tax year 2025.

The taxpayer and chief appraiser appeared. A summary of the chief appraiser's testimony, a list of witnesses and a list of evidence submitted appear as part of the records of this case.

The taxpayer's notice of protest was filed in time. The Appraisal Review Board found that it had jurisdiction over the case. The Appraisal Review Board delivered written notice of the hearing in the manner required by law.

Having heard the evidence and arguments from both sides, the Appraisal Review Board with a quorum present determined that:

The appraisal records are correct and should not be changed.

Appraiser Assigned Value:

ARB Assigned Market:

ARB Assigned Equity:

Current Market Value: 6,540,910

Current Appraised Value: 6,540,910

The Appraisal Review Board therefore ORDERS that:

The chief appraiser shall make no change to the appraisal records concerning this property and the values shall remain as follows:

PERSONAL PROPERTY VALUE:

6540910

\$

\$

\$

\$

\$

TOTAL PERSONAL PROPERTY:

\$6,540,910

\*If changes to the appraisal records are ordered due to a determination of excessive appraised or market value and also a determination of unequal appraisal, the lower of the two determinations shall be shown in the appraisal records.



## NOTICE OF FINAL ORDER

### Notice of Final Order

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO DISTRICT COURT. A PROPERTY OWNER HAS A RIGHT TO APPEAL IN DISTRICT COURT AN APPRAISAL REVIEW BOARD ORDER DETERMINING A PROTEST AS PROVIDED BY SUBCHAPTER C OF CHAPTER 41, TEXAS TAX CODE. TO APPEAL SUCH AN ORDER TO DISTRICT COURT, A PARTY MUST FILE A PETITION FOR REVIEW WITH THE DISTRICT COURT WITHIN 60 DAYS AFTER THE PARTY RECEIVES NOTICE THAT A FINAL ORDER HAS BEEN ENTERED FROM WHICH AN APPEAL MAY BE HAD OR AT ANY TIME AFTER THE HEARING BUT BEFORE THE 60-DAY DEADLINE. A PROPERTY OWNER ALSO HAS A RIGHT TO APPEAL IN DISTRICT COURT A DETERMINATION OF AN APPRAISAL REVIEW BOARD ON A MOTION FILED UNDER SECTION 25.25, TEXAS TAX CODE. THE LAW PROVIDES THAT TO FILE SUIT TO COMPEL AN APPRAISAL REVIEW BOARD TO ORDER A CHANGE IN THE APPRAISAL ROLL UNDER SECTION 25.25, A PARTY MUST FILE SUIT WITHIN 45 DAYS AFTER THE PARTY RECEIVES NOTICE OF THE APPRAISAL REVIEW BOARD'S DETERMINATION OF A MOTION UNDER SECTION 25.25. FAILURE TO TIMELY FILE A PETITION BARS AN APPEAL TO DISTRICT COURT.

A PARTY OTHER THAN A PROPERTY OWNER, IN ORDER TO EXERCISE THE PARTY'S RIGHT TO APPEAL AN ORDER OF AN APPRAISAL REVIEW BOARD, MUST FILE A WRITTEN NOTICE OF APPEAL WITHIN 15 DAYS AFTER THE DATE THE PARTY RECEIVES THIS NOTICE OR, IN THE CASE OF A TAXING UNIT, WITHIN 15 DAYS AFTER THE DATE THE TAXING UNIT RECEIVES NOTICE PURSUANT TO SECTION 41.07, TEXAS TAX CODE.

For more information regarding appeal to district court, you should consult Texas Tax Code, Chapter 42 and the clerk of the court. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, a property owner may appeal through binding arbitration an appraisal review board order determining a protest filed under Section 41.41(a)(1) of the Texas Tax Code concerning the appraised or market value of property if:

- (1) the property qualifies as the owner's residence homestead under Section 11.13 of the Texas Tax Code; or
- (2) the appraised or market value, as applicable, of the property as determined by the order is \$1 million or less.

To appeal an appraisal review board order through binding arbitration, a property owner must file with the appraisal district not later than the 45<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed request for binding arbitration, a copy of which is enclosed with this notice; and
- (2) an arbitration deposit made payable to the comptroller in the applicable amount provided under Chapter 41A of the Texas Tax Code.

For more information regarding appeal through binding arbitration, you should consult Texas Tax Code, Chapter 41A and related Comptroller rules. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, certain property owners may appeal to the State Office of Administrative Hearings (SOAH) an appraisal review board order determining a protest concerning the appraised or market value of property brought under Section 41.41(a)(1) or (2) of the Texas Tax Code if the appraised or market value, as applicable, of the property that was the subject of the protest, as determined by the appraisal review board order, is more than \$1 million.

Appeals to SOAH are currently subject to limitations of a pilot program implemented in the following counties a three-year period beginning with the ad valorem tax year that begins January 1, 2010: Bexar, Cameron, El Paso, Harris, Tarrant, and Travis. To appeal an appraisal review board order to SOAH, a property owner must file with the chief appraiser of the appraisal district not later than the 30th day after the date the property owner receives notice of the order:

- (1) a completed notice of appeal to SOAH, a copy of which is enclosed with this notice; and
- (2) a filing fee in the amount of \$300, made payable to SOAH.

For more information regarding appeal to SOAH, you should consult Texas Government Code, Chapter 2003 and related SOAH rules. If you need legal advice, you should consult an attorney.

It is important to note that the pendency of an appeal, whether to district court, through binding arbitration, or to the State Office of Administrative Hearings, does not affect the delinquency date for the taxes on the property subject to the appeal. For more specific information, consult the applicable statutes and rules.

Chairman, Appraisal Review Board

Signed on

7/7, 2025

sign  
here





## NOTICE OF FINAL ORDER WITH FORM FOR NOTICE OF APPEAL

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Account #: 9900050-0712311-  
Case #: 2025-2043  
Prop ID: 20304862  
Legal Desc: INVENTORY

Date: 07/07/25

### NOTICE OF FINAL ORDER

THE APPRAISAL REVIEW BOARD HAS MADE A FINAL DECISION ON YOUR PROTEST. A COPY OF THE ORDER DETERMINING THE PROTEST IS ENCLOSED WITH THIS NOTICE.

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO THE DISTRICT COURT. IF YOU WANT TO APPEAL AND HAVE QUESTIONS, YOU SHOULD CONSULT AN ATTORNEY. PLEASE SEE THE FULL NOTICE OF FINAL ORDER ON PAGE 3 FOR GROUNDS FOR APPEAL AND FILING A PETITION. IF YOU DO APPEAL AND YOUR CASE IS PENDING, YOU MUST PAY THE AMOUNT OF TAXES NOT IN DISPUTE OR THE AMOUNT OF TAXES DUE ON THE PROPERTY UNDER THE ARB ORDER, WHICHEVER IS LOWER, TO EACH TAXING UNIT BEFORE TAXES FOR THE YEAR BECOME DELINQUENT.

You can use this form if you wish to appeal the above order.

**Mail To:** Chief Appraiser  
Wood County Appraisal District  
P O Box 1706  
Quitman, TX 75783-1706

From:

RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
SCOTTSDALE, AZ 85261

### NOTICE OF APPEAL OF APPRAISAL REVIEW BOARD ORDER\*

This is formal notice that I intend to appeal the order of the Appraisal Review Board in

Case No.: 2025-2043 Prop ID: 20304862 Account #: 9900050-0712311-

Return address if different from above:

sign  
here

Date:

\*Required to be filed by a protesting party who is not the property owner

## ORDER DETERMINING PROTEST

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman, TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Appraisal Review Board  
Wood County Appraisal District

9489 0090 0027 6619 7735 91

Account #: 9900060-0712311-  
Case #: 2025-2044  
Prop ID: 20304863  
Legal Desc: MOBILE MACHINERY & EQUIPMENT

Received

JUL 23 2025

Ryan  
PTS-Scottsdale

## ORDER DETERMINING PROTEST

On July 7, 2025, the Appraisal Review Board of Wood County, Texas, heard the protest of RYAN & COMPANY concerning the appraisal records for tax year 2025.

The taxpayer and chief appraiser appeared. A summary of the chief appraiser's testimony, a list of witnesses and a list of evidence submitted appear as part of the records of this case.

The taxpayer's notice of protest was filed in time. The Appraisal Review Board found that it had jurisdiction over the case. The Appraisal Review Board delivered written notice of the hearing in the manner required by law.

Having heard the evidence and arguments from both sides, the Appraisal Review Board with a quorum present determined that:

The appraisal records are correct and should not be changed.

Appraiser Assigned Value:

ARB Assigned Market:

ARB Assigned Equity:

Current Market Value: 337,950

Current Appraised Value: 337,950

The Appraisal Review Board therefore ORDERS that:

The chief appraiser shall make no change to the appraisal records concerning this property and the values shall remain as follows:

PERSONAL PROPERTY VALUE:

337950

\$  
\$  
\$  
\$  
\$

TOTAL PERSONAL PROPERTY:

\$337,950

\*If changes to the appraisal records are ordered due to a determination of excessive appraised or market value and also a determination of unequal appraisal, the lower of the two determinations shall be shown in the appraisal records.



## NOTICE OF FINAL ORDER

### Notice of Final Order

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO DISTRICT COURT. A PROPERTY OWNER HAS A RIGHT TO APPEAL IN DISTRICT COURT AN APPRAISAL REVIEW BOARD ORDER DETERMINING A PROTEST AS PROVIDED BY SUBCHAPTER C OF CHAPTER 41, TEXAS TAX CODE. TO APPEAL SUCH AN ORDER TO DISTRICT COURT, A PARTY MUST FILE A PETITION FOR REVIEW WITH THE DISTRICT COURT WITHIN 60 DAYS AFTER THE PARTY RECEIVES NOTICE THAT A FINAL ORDER HAS BEEN ENTERED FROM WHICH AN APPEAL MAY BE HAD OR AT ANY TIME AFTER THE HEARING BUT BEFORE THE 60-DAY DEADLINE. A PROPERTY OWNER ALSO HAS A RIGHT TO APPEAL IN DISTRICT COURT A DETERMINATION OF AN APPRAISAL REVIEW BOARD ON A MOTION FILED UNDER SECTION 25.25, TEXAS TAX CODE. THE LAW PROVIDES THAT TO FILE SUIT TO COMPEL AN APPRAISAL REVIEW BOARD TO ORDER A CHANGE IN THE APPRAISAL ROLL UNDER SECTION 25.25, A PARTY MUST FILE SUIT WITHIN 45 DAYS AFTER THE PARTY RECEIVES NOTICE OF THE APPRAISAL REVIEW BOARD'S DETERMINATION OF A MOTION UNDER SECTION 25.25. FAILURE TO TIMELY FILE A PETITION BARS AN APPEAL TO DISTRICT COURT.

A PARTY OTHER THAN A PROPERTY OWNER, IN ORDER TO EXERCISE THE PARTY'S RIGHT TO APPEAL AN ORDER OF AN APPRAISAL REVIEW BOARD, MUST FILE A WRITTEN NOTICE OF APPEAL WITHIN 15 DAYS AFTER THE DATE THE PARTY RECEIVES THIS NOTICE OR, IN THE CASE OF A TAXING UNIT, WITHIN 15 DAYS AFTER THE DATE THE TAXING UNIT RECEIVES NOTICE PURSUANT TO SECTION 41.07, TEXAS TAX CODE.

For more information regarding appeal to district court, you should consult Texas Tax Code, Chapter 42 and the clerk of the court. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, a property owner may appeal through binding arbitration an appraisal review board order determining a protest filed under Section 41.41(a)(1) of the Texas Tax Code concerning the appraised or market value of property if:

- (1) the property qualifies as the owner's residence homestead under Section 11.13 of the Texas Tax Code; or
- (2) the appraised or market value, as applicable, of the property as determined by the order is \$1 million or less.

To appeal an appraisal review board order through binding arbitration, a property owner must file with the appraisal district not later than the 45<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed request for binding arbitration, a copy of which is enclosed with this notice; and
- (2) an arbitration deposit made payable to the comptroller in the applicable amount provided under Chapter 41A of the Texas Tax Code.

For more information regarding appeal through binding arbitration, you should consult Texas Tax Code, Chapter 41A and related Comptroller rules. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, certain property owners may appeal to the State Office of Administrative Hearings (SOAH) an appraisal review board order determining a protest concerning the appraised or market value of property brought under Section 41.41(a)(1) or (2) of the Texas Tax Code if the appraised or market value, as applicable, of the property that was the subject of the protest, as determined by the appraisal review board order, is more than \$1 million.

Appeals to SOAH are currently subject to limitations of a pilot program implemented in the following counties a three-year period beginning with the ad valorem tax year that begins January 1, 2010: Bexar, Cameron, El Paso, Harris, Tarrant, and Travis. To appeal an appraisal review board order to SOAH, a property owner must file with the chief appraiser of the appraisal district not later than the 30th day after the date the property owner receives notice of the order:

- (1) a completed notice of appeal to SOAH, a copy of which is enclosed with this notice; and
- (2) a filing fee in the amount of \$300, made payable to SOAH.

For more information regarding appeal to SOAH, you should consult Texas Government Code, Chapter 2003 and related SOAH rules. If you need legal advice, you should consult an attorney.

It is important to note that the pendency of an appeal, whether to district court, through binding arbitration, or to the State Office of Administrative Hearings, does not affect the delinquency date for the taxes on the property subject to the appeal. For more specific information, consult the applicable statutes and rules.

Chairman, Appraisal Review Board

Signed on

7/7, 2025

sign  
here →





## NOTICE OF FINAL ORDER WITH FORM FOR NOTICE OF APPEAL

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman TX 75783-1706

Account #: 9900060-0712311-

Case #: 2025-2044

Prop ID: 20304863

Legal Desc: MOBILE MACHINERY & EQUIPMENT

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
SCOTTSDALE, AZ 85261

Date: 07/07/25

### NOTICE OF FINAL ORDER

THE APPRAISAL REVIEW BOARD HAS MADE A FINAL DECISION ON YOUR PROTEST. A COPY OF THE ORDER DETERMINING THE PROTEST IS ENCLOSED WITH THIS NOTICE.

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO THE DISTRICT COURT. IF YOU WANT TO APPEAL AND HAVE QUESTIONS, YOU SHOULD CONSULT AN ATTORNEY. PLEASE SEE THE FULL NOTICE OF FINAL ORDER ON PAGE 3 FOR GROUNDS FOR APPEAL AND FILING A PETITION. IF YOU DO APPEAL AND YOUR CASE IS PENDING, YOU MUST PAY THE AMOUNT OF TAXES NOT IN DISPUTE OR THE AMOUNT OF TAXES DUE ON THE PROPERTY UNDER THE ARB ORDER, WHICHEVER IS LOWER, TO EACH TAXING UNIT BEFORE TAXES FOR THE YEAR BECOME DELINQUENT.

You can use this form if you wish to appeal the above order.

**Mail To:** Chief Appraiser  
Wood County Appraisal District  
P O Box 1706  
Quitman, TX 75783-1706

From:

RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
SCOTTSDALE, AZ 85261

### NOTICE OF APPEAL OF APPRAISAL REVIEW BOARD ORDER\*

This is formal notice that I intend to appeal the order of the Appraisal Review Board in

Case No.: 2025-2044 Prop ID: 20304863 Account #: 9900060-0712311-

Return address if different from above:

sign  
here

Date:

\*Required to be filed by a protesting party who is not the property owner

## ORDER DETERMINING PROTEST

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman, TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Appraisal Review Board  
Wood County Appraisal District

9489 0090 0027 6619 7735-91

Account #: 9900070-0712311-

Case #: 2025-2045

Prop ID: 20304864

Legal Desc: MACHINERY & EQUIPMENT

Received

JUL 23 2025

Ryan  
PTS-Scottsdale

## ORDER DETERMINING PROTEST

On July 7, 2025, the Appraisal Review Board of Wood County, Texas, heard the protest of RYAN & COMPANY concerning the appraisal records for tax year 2025.

The taxpayer and chief appraiser appeared. A summary of the chief appraiser's testimony, a list of witnesses and a list of evidence submitted appear as part of the records of this case.

The taxpayer's notice of protest was filed in time. The Appraisal Review Board found that it had jurisdiction over the case. The Appraisal Review Board delivered written notice of the hearing in the manner required by law.

Having heard the evidence and arguments from both sides, the Appraisal Review Board with a quorum present determined that:

The appraisal records are correct and should not be changed.

Appraiser Assigned Value:

ARB Assigned Market:

ARB Assigned Equity:

Current Market Value: 80,642,320

Current Appraised Value: 80,642,320

The Appraisal Review Board therefore ORDERS that:

The chief appraiser shall make no change to the appraisal records concerning this property and the values shall remain as follows:

PERSONAL PROPERTY VALUE:

80642320

\$

\$

\$

\$

\$

TOTAL PERSONAL PROPERTY:

\$80,642,320

\*If changes to the appraisal records are ordered due to a determination of excessive appraised or market value and also a determination of unequal appraisal, the lower of the two determinations shall be shown in the appraisal records.



## NOTICE OF FINAL ORDER

### Notice of Final Order

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO DISTRICT COURT. A PROPERTY OWNER HAS A RIGHT TO APPEAL IN DISTRICT COURT AN APPRAISAL REVIEW BOARD ORDER DETERMINING A PROTEST AS PROVIDED BY SUBCHAPTER C OF CHAPTER 41, TEXAS TAX CODE. TO APPEAL SUCH AN ORDER TO DISTRICT COURT, A PARTY MUST FILE A PETITION FOR REVIEW WITH THE DISTRICT COURT WITHIN 60 DAYS AFTER THE PARTY RECEIVES NOTICE THAT A FINAL ORDER HAS BEEN ENTERED FROM WHICH AN APPEAL MAY BE HAD OR AT ANY TIME AFTER THE HEARING BUT BEFORE THE 60-DAY DEADLINE. A PROPERTY OWNER ALSO HAS A RIGHT TO APPEAL IN DISTRICT COURT A DETERMINATION OF AN APPRAISAL REVIEW BOARD ON A MOTION FILED UNDER SECTION 25.25, TEXAS TAX CODE. THE LAW PROVIDES THAT TO FILE SUIT TO COMPEL AN APPRAISAL REVIEW BOARD TO ORDER A CHANGE IN THE APPRAISAL ROLL UNDER SECTION 25.25, A PARTY MUST FILE SUIT WITHIN 45 DAYS AFTER THE PARTY RECEIVES NOTICE OF THE APPRAISAL REVIEW BOARD'S DETERMINATION OF A MOTION UNDER SECTION 25.25. FAILURE TO TIMELY FILE A PETITION BARS AN APPEAL TO DISTRICT COURT.

A PARTY OTHER THAN A PROPERTY OWNER, IN ORDER TO EXERCISE THE PARTY'S RIGHT TO APPEAL AN ORDER OF AN APPRAISAL REVIEW BOARD, MUST FILE A WRITTEN NOTICE OF APPEAL WITHIN 15 DAYS AFTER THE DATE THE PARTY RECEIVES THIS NOTICE OR, IN THE CASE OF A TAXING UNIT, WITHIN 15 DAYS AFTER THE DATE THE TAXING UNIT RECEIVES NOTICE PURSUANT TO SECTION 41.07, TEXAS TAX CODE.

For more information regarding appeal to district court, you should consult Texas Tax Code, Chapter 42 and the clerk of the court. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, a property owner may appeal through binding arbitration an appraisal review board order determining a protest filed under Section 41.41(a)(1) of the Texas Tax Code concerning the appraised or market value of property if:

- (1) the property qualifies as the owner's residence homestead under Section 11.13 of the Texas Tax Code; or
- (2) the appraised or market value, as applicable, of the property as determined by the order is \$1 million or less.

To appeal an appraisal review board order through binding arbitration, a property owner must file with the appraisal district not later than the 45<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed request for binding arbitration, a copy of which is enclosed with this notice; and
- (2) an arbitration deposit made payable to the comptroller in the applicable amount provided under Chapter 41A of the Texas Tax Code.

For more information regarding appeal through binding arbitration, you should consult Texas Tax Code, Chapter 41A and related Comptroller rules. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, certain property owners may appeal to the State Office of Administrative Hearings (SOAH) an appraisal review board order determining a protest concerning the appraised or market value of property brought under Section 41.41(a)(1) or (2) of the Texas Tax Code if the appraised or market value, as applicable, of the property that was the subject of the protest, as determined by the appraisal review board order, is more than \$1 million.

Appeals to SOAH are currently subject to limitations of a pilot program implemented in the following counties a three-year period beginning with the ad valorem tax year that begins January 1, 2010: Bexar, Cameron, El Paso, Harris, Tarrant, and Travis. To appeal an appraisal review board order to SOAH, a property owner must file with the chief appraiser of the appraisal district not later than the 30<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed notice of appeal to SOAH, a copy of which is enclosed with this notice; and
- (2) a filing fee in the amount of \$300, made payable to SOAH.

For more information regarding appeal to SOAH, you should consult Texas Government Code, Chapter 2003 and related SOAH rules. If you need legal advice, you should consult an attorney.

It is important to note that the pendency of an appeal, whether to district court, through binding arbitration, or to the State Office of Administrative Hearings, does not affect the delinquency date for the taxes on the property subject to the appeal. For more specific information, consult the applicable statutes and rules.

Chairman, Appraisal Review Board

Signed on \_\_\_\_\_

sign  
here →



## NOTICE OF FINAL ORDER WITH FORM FOR NOTICE OF APPEAL

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman TX 75783-1706

Account #: 9900070-0712311-

Case #: 2025-2045

Prop ID: 20304864

Legal Desc: MACHINERY & EQUIPMENT

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Date: 07/07/25

### NOTICE OF FINAL ORDER

THE APPRAISAL REVIEW BOARD HAS MADE A FINAL DECISION ON YOUR PROTEST. A COPY OF THE ORDER DETERMINING THE PROTEST IS ENCLOSED WITH THIS NOTICE.

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO THE DISTRICT COURT. IF YOU WANT TO APPEAL AND HAVE QUESTIONS, YOU SHOULD CONSULT AN ATTORNEY. PLEASE SEE THE FULL NOTICE OF FINAL ORDER ON PAGE 3 FOR GROUNDS FOR APPEAL AND FILING A PETITION. IF YOU DO APPEAL AND YOUR CASE IS PENDING, YOU MUST PAY THE AMOUNT OF TAXES NOT IN DISPUTE OR THE AMOUNT OF TAXES DUE ON THE PROPERTY UNDER THE ARB ORDER, WHICHEVER IS LOWER, TO EACH TAXING UNIT BEFORE TAXES FOR THE YEAR BECOME DELINQUENT.

You can use this form if you wish to appeal the above order.

**Mail To:** Chief Appraiser  
Wood County Appraisal District  
P O Box 1706  
Quitman, TX 75783-1706

From:

RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

### NOTICE OF APPEAL OF APPRAISAL REVIEW BOARD ORDER\*

This is formal notice that I intend to appeal the order of the Appraisal Review Board in

Case No.: 2025-2045 Prop ID: 20304864 Account #: 9900070-0712311-

Return address if different from above:

sign  
here

Date:

\*Required to be filed by a protesting party who is not the property owner

## ORDER DETERMINING PROTEST

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman, TX 75783-1706

Account #: 9900010-0712311-  
Case #: 2025-2046  
Prop ID: 20304865  
Legal Desc: FURNITURE & FIXTURES

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Appraisal Review Board  
Wood County Appraisal District

Received

JUL 23 2025

Ryan  
PTS-Scottsdale

## ORDER DETERMINING PROTEST

On July 7, 2025, the Appraisal Review Board of Wood County, Texas, heard the protest of RYAN & COMPANY concerning the appraisal records for tax year 2025.

The taxpayer and chief appraiser appeared. A summary of the chief appraiser's testimony, a list of witnesses and a list of evidence submitted appear as part of the records of this case.

The taxpayer's notice of protest was filed in time. The Appraisal Review Board found that it had jurisdiction over the case. The Appraisal Review Board delivered written notice of the hearing in the manner required by law.

Having heard the evidence and arguments from both sides, the Appraisal Review Board with a quorum present determined that:

The appraisal records are correct and should not be changed.

Appraiser Assigned Value:

ARB Assigned Market:

ARB Assigned Equity:

Current Market Value: 408,810

Current Appraised Value: 408,810

The Appraisal Review Board therefore ORDERS that:

The chief appraiser shall make no change to the appraisal records concerning this property and the values shall remain as follows:

PERSONAL PROPERTY VALUE:

408810

\$

\$

\$

\$

\$

TOTAL PERSONAL PROPERTY:

\$408,810

\*If changes to the appraisal records are ordered due to a determination of excessive appraised or market value and also a determination of unequal appraisal, the lower of the two determinations shall be shown in the appraisal records.



## NOTICE OF FINAL ORDER

### Notice of Final Order

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO DISTRICT COURT. A PROPERTY OWNER HAS A RIGHT TO APPEAL IN DISTRICT COURT AN APPRAISAL REVIEW BOARD ORDER DETERMINING A PROTEST AS PROVIDED BY SUBCHAPTER C OF CHAPTER 41, TEXAS TAX CODE. TO APPEAL SUCH AN ORDER TO DISTRICT COURT, A PARTY MUST FILE A PETITION FOR REVIEW WITH THE DISTRICT COURT WITHIN 60 DAYS AFTER THE PARTY RECEIVES NOTICE THAT A FINAL ORDER HAS BEEN ENTERED FROM WHICH AN APPEAL MAY BE HAD OR AT ANY TIME AFTER THE HEARING BUT BEFORE THE 60-DAY DEADLINE. A PROPERTY OWNER ALSO HAS A RIGHT TO APPEAL IN DISTRICT COURT A DETERMINATION OF AN APPRAISAL REVIEW BOARD ON A MOTION FILED UNDER SECTION 25.25, TEXAS TAX CODE. THE LAW PROVIDES THAT TO FILE SUIT TO COMPEL AN APPRAISAL REVIEW BOARD TO ORDER A CHANGE IN THE APPRAISAL ROLL UNDER SECTION 25.25, A PARTY MUST FILE SUIT WITHIN 45 DAYS AFTER THE PARTY RECEIVES NOTICE OF THE APPRAISAL REVIEW BOARD'S DETERMINATION OF A MOTION UNDER SECTION 25.25. FAILURE TO TIMELY FILE A PETITION BARS AN APPEAL TO DISTRICT COURT.

A PARTY OTHER THAN A PROPERTY OWNER, IN ORDER TO EXERCISE THE PARTY'S RIGHT TO APPEAL AN ORDER OF AN APPRAISAL REVIEW BOARD, MUST FILE A WRITTEN NOTICE OF APPEAL WITHIN 15 DAYS AFTER THE DATE THE PARTY RECEIVES THIS NOTICE OR, IN THE CASE OF A TAXING UNIT, WITHIN 15 DAYS AFTER THE DATE THE TAXING UNIT RECEIVES NOTICE PURSUANT TO SECTION 41.07, TEXAS TAX CODE.

For more information regarding appeal to district court, you should consult Texas Tax Code, Chapter 42 and the clerk of the court. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, a property owner may appeal through binding arbitration an appraisal review board order determining a protest filed under Section 41.41(a)(1) of the Texas Tax Code concerning the appraised or market value of property if:

- (1) the property qualifies as the owner's residence homestead under Section 11.13 of the Texas Tax Code; or
- (2) the appraised or market value, as applicable, of the property as determined by the order is \$1 million or less.

To appeal an appraisal review board order through binding arbitration, a property owner must file with the appraisal district not later than the 45<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed request for binding arbitration, a copy of which is enclosed with this notice; and
- (2) an arbitration deposit made payable to the comptroller in the applicable amount provided under Chapter 41A of the Texas Tax Code.

For more information regarding appeal through binding arbitration, you should consult Texas Tax Code, Chapter 41A and related Comptroller rules. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, certain property owners may appeal to the State Office of Administrative Hearings (SOAH) an appraisal review board order determining a protest concerning the appraised or market value of property brought under Section 41.41(a)(1) or (2) of the Texas Tax Code if the appraised or market value, as applicable, of the property that was the subject of the protest, as determined by the appraisal review board order, is more than \$1 million.

Appeals to SOAH are currently subject to limitations of a pilot program implemented in the following counties a three-year period beginning with the ad valorem tax year that begins January 1, 2010: Bexar, Cameron, El Paso, Harris, Tarrant, and Travis. To appeal an appraisal review board order to SOAH, a property owner must file with the chief appraiser of the appraisal district not later than the 30<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed notice of appeal to SOAH, a copy of which is enclosed with this notice; and
- (2) a filing fee in the amount of \$300, made payable to SOAH.

For more information regarding appeal to SOAH, you should consult Texas Government Code, Chapter 2003 and related SOAH rules. If you need legal advice, you should consult an attorney.

It is important to note that the pendency of an appeal, whether to district court, through binding arbitration, or to the State Office of Administrative Hearings, does not affect the delinquency date for the taxes on the property subject to the appeal. For more specific information, consult the applicable statutes and rules.

Chairman, Appraisal Review Board

Signed on

7/7 2025

sign  
here





## NOTICE OF FINAL ORDER WITH FORM FOR NOTICE OF APPEAL

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Account #: 9900010-0712311-  
Case #: 2025-2046  
Prop ID: 20304865  
Legal Desc: FURNITURE & FIXTURES

Date: 07/07/25

### NOTICE OF FINAL ORDER

THE APPRAISAL REVIEW BOARD HAS MADE A FINAL DECISION ON YOUR PROTEST. A COPY OF THE ORDER DETERMINING THE PROTEST IS ENCLOSED WITH THIS NOTICE.

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO THE DISTRICT COURT. IF YOU WANT TO APPEAL AND HAVE QUESTIONS, YOU SHOULD CONSULT AN ATTORNEY. PLEASE SEE THE FULL NOTICE OF FINAL ORDER ON PAGE 3 FOR GROUNDS FOR APPEAL AND FILING A PETITION. IF YOU DO APPEAL AND YOUR CASE IS PENDING, YOU MUST PAY THE AMOUNT OF TAXES NOT IN DISPUTE OR THE AMOUNT OF TAXES DUE ON THE PROPERTY UNDER THE ARB ORDER, WHICHEVER IS LOWER, TO EACH TAXING UNIT BEFORE TAXES FOR THE YEAR BECOME DELINQUENT.

You can use this form if you wish to appeal the above order.

**Mail To:** Chief Appraiser  
Wood County Appraisal District  
P O Box 1706  
Quitman, TX 75783-1706

From:

RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
  
SCOTTSDALE, AZ 85261

### NOTICE OF APPEAL OF APPRAISAL REVIEW BOARD ORDER\*

This is formal notice that I intend to appeal the order of the Appraisal Review Board in

Case No.: 2025-2046 Prop ID: 20304865 Account #: 9900010-0712311-

Return address if different from above:

sign  
here

Date:

\*Required to be filed by a protesting party who is not the property owner

## ORDER DETERMINING PROTEST

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman, TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

Appraisal Review Board  
Wood County Appraisal District

9489 0090 0027 6619 7735 91

Account #: 9900020-0712311-

Case #: 2025-2047

Prop ID: 20304866

Legal Desc: ELECTRONIC OFFICE EQUIPMENT & DATA  
PROCESSING

Received

JUL 23 2025

Ryan  
PTS-Scottsdale

## ORDER DETERMINING PROTEST

On July 7, 2025, the Appraisal Review Board of Wood County, Texas, heard the protest of RYAN & COMPANY concerning the appraisal records for tax year 2025.

The taxpayer and chief appraiser appeared. A summary of the chief appraiser's testimony, a list of witnesses and a list of evidence submitted appear as part of the records of this case.

The taxpayer's notice of protest was filed in time. The Appraisal Review Board found that it had jurisdiction over the case. The Appraisal Review Board delivered written notice of the hearing in the manner required by law.

Having heard the evidence and arguments from both sides, the Appraisal Review Board with a quorum present determined that:

The appraisal records are correct and should not be changed.

Appraiser Assigned Value:

ARB Assigned Market:

ARB Assigned Equity:

Current Market Value: 332,730

Current Appraised Value: 332,730

*Ryan's  
Value*

The Appraisal Review Board therefore ORDERS that:

The chief appraiser shall make no change to the appraisal records concerning this property and the values shall remain as follows:

PERSONAL PROPERTY VALUE:

332730

\$

\$

\$

\$

\$

TOTAL PERSONAL PROPERTY:

\$332,730

\*If changes to the appraisal records are ordered due to a determination of excessive appraised or market value and also a determination of unequal appraisal, the lower of the two determinations shall be shown in the appraisal records.



## NOTICE OF FINAL ORDER

### Notice of Final Order

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO DISTRICT COURT. A PROPERTY OWNER HAS A RIGHT TO APPEAL IN DISTRICT COURT AN APPRAISAL REVIEW BOARD ORDER DETERMINING A PROTEST AS PROVIDED BY SUBCHAPTER C OF CHAPTER 41, TEXAS TAX CODE. TO APPEAL SUCH AN ORDER TO DISTRICT COURT, A PARTY MUST FILE A PETITION FOR REVIEW WITH THE DISTRICT COURT WITHIN 60 DAYS AFTER THE PARTY RECEIVES NOTICE THAT A FINAL ORDER HAS BEEN ENTERED FROM WHICH AN APPEAL MAY BE HAD OR AT ANY TIME AFTER THE HEARING BUT BEFORE THE 60-DAY DEADLINE. A PROPERTY OWNER ALSO HAS A RIGHT TO APPEAL IN DISTRICT COURT A DETERMINATION OF AN APPRAISAL REVIEW BOARD ON A MOTION FILED UNDER SECTION 25.25, TEXAS TAX CODE. THE LAW PROVIDES THAT TO FILE SUIT TO COMPEL AN APPRAISAL REVIEW BOARD TO ORDER A CHANGE IN THE APPRAISAL ROLL UNDER SECTION 25.25, A PARTY MUST FILE SUIT WITHIN 45 DAYS AFTER THE PARTY RECEIVES NOTICE OF THE APPRAISAL REVIEW BOARD'S DETERMINATION OF A MOTION UNDER SECTION 25.25. FAILURE TO TIMELY FILE A PETITION BARS AN APPEAL TO DISTRICT COURT.

A PARTY OTHER THAN A PROPERTY OWNER, IN ORDER TO EXERCISE THE PARTY'S RIGHT TO APPEAL AN ORDER OF AN APPRAISAL REVIEW BOARD, MUST FILE A WRITTEN NOTICE OF APPEAL WITHIN 15 DAYS AFTER THE DATE THE PARTY RECEIVES THIS NOTICE OR, IN THE CASE OF A TAXING UNIT, WITHIN 15 DAYS AFTER THE DATE THE TAXING UNIT RECEIVES NOTICE PURSUANT TO SECTION 41.07, TEXAS TAX CODE.

For more information regarding appeal to district court, you should consult Texas Tax Code, Chapter 42 and the clerk of the court. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, a property owner may appeal through binding arbitration an appraisal review board order determining a protest filed under Section 41.41(a)(1) of the Texas Tax Code concerning the appraised or market value of property if:

- (1) the property qualifies as the owner's residence homestead under Section 11.13 of the Texas Tax Code; or
- (2) the appraised or market value, as applicable, of the property as determined by the order is \$1 million or less.

To appeal an appraisal review board order through binding arbitration, a property owner must file with the appraisal district not later than the 45<sup>th</sup> day after the date the property owner receives notice of the order:

- (1) a completed request for binding arbitration, a copy of which is enclosed with this notice; and
- (2) an arbitration deposit made payable to the comptroller in the applicable amount provided under Chapter 41A of the Texas Tax Code.

For more information regarding appeal through binding arbitration, you should consult Texas Tax Code, Chapter 41A and related Comptroller rules. If you need legal advice, you should consult an attorney.

As an alternative to filing an appeal to district court, certain property owners may appeal to the State Office of Administrative Hearings (SOAH) an appraisal review board order determining a protest concerning the appraised or market value of property brought under Section 41.41(a)(1) or (2) of the Texas Tax Code if the appraised or market value, as applicable, of the property that was the subject of the protest, as determined by the appraisal review board order, is more than \$1 million.

Appeals to SOAH are currently subject to limitations of a pilot program implemented in the following counties a three-year period beginning with the ad valorem tax year that begins January 1, 2010: Bexar, Cameron, El Paso, Harris, Tarrant, and Travis. To appeal an appraisal review board order to SOAH, a property owner must file with the chief appraiser of the appraisal district not later than the 30th day after the date the property owner receives notice of the order:

- (1) a completed notice of appeal to SOAH, a copy of which is enclosed with this notice; and
- (2) a filing fee in the amount of \$300, made payable to SOAH.

For more information regarding appeal to SOAH, you should consult Texas Government Code, Chapter 2003 and related SOAH rules. If you need legal advice, you should consult an attorney.

It is important to note that the pendency of an appeal, whether to district court, through binding arbitration, or to the State Office of Administrative Hearings, does not affect the delinquency date for the taxes on the property subject to the appeal. For more specific information, consult the applicable statutes and rules.

Chairman, Appraisal Review Board

Signed on

7/7

2025

sign  
here





## NOTICE OF FINAL ORDER WITH FORM FOR NOTICE OF APPEAL

Appraisal Review Board for:  
Wood County Appraisal District  
P O Box 1706

Quitman TX 75783-1706

203522  
RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744  
SCOTTSDALE, AZ 85261

Account #: 9900020-0712311-

Case #: 2025-2047

Prop ID: 20304866

Legal Desc: ELECTRONIC OFFICE EQUIPMENT & DATA  
PROCESSING

Date: 07/07/25

### NOTICE OF FINAL ORDER

THE APPRAISAL REVIEW BOARD HAS MADE A FINAL DECISION ON YOUR PROTEST. A COPY OF THE ORDER DETERMINING THE PROTEST IS ENCLOSED WITH THIS NOTICE.

YOU HAVE A RIGHT TO APPEAL THIS ORDER TO THE DISTRICT COURT. IF YOU WANT TO APPEAL AND HAVE QUESTIONS, YOU SHOULD CONSULT AN ATTORNEY. PLEASE SEE THE FULL NOTICE OF FINAL ORDER ON PAGE 3 FOR GROUNDS FOR APPEAL AND FILING A PETITION. IF YOU DO APPEAL AND YOUR CASE IS PENDING, YOU MUST PAY THE AMOUNT OF TAXES NOT IN DISPUTE OR THE AMOUNT OF TAXES DUE ON THE PROPERTY UNDER THE ARB ORDER, WHICHEVER IS LOWER, TO EACH TAXING UNIT BEFORE TAXES FOR THE YEAR BECOME DELINQUENT.

You can use this form if you wish to appeal the above order.

**Mail  
To:**

Chief Appraiser  
Wood County Appraisal District  
P O Box 1706  
Quitman, TX 75783-1706

From:

RYAN & COMPANY  
PROPERTY TAX DEPT  
PO BOX 4900 DEPT 744

SCOTTSDALE, AZ 85261

### NOTICE OF APPEAL OF APPRAISAL REVIEW BOARD ORDER\*

This is formal notice that I intend to appeal the order of the Appraisal Review Board in

Case No.: 2025-2047 Prop ID: 20304866 Account #: 9900020-0712311-

Return address if different from above:

sign  
here

Date:

\*Required to be filed by a protesting party who is not the property owner

### Automated Certificate of eService

This automated certificate of service was created by the eFiling system. The filer served this document via email generated by the eFiling system on the date and to the persons listed below. The rules governing certificates of service have not changed. Filers must still provide a certificate of service that complies with all applicable rules.

Ashley Bowling on behalf of Alexander Mazero

Bar No. 24106967

Ashley.Bowling@ryanlawyers.com

Envelope ID: 105257937

Filing Code Description: Petition

Filing Description: BLUE TRITON BRANDS INC (SITE FWF07 - BPP)

ORIGINAL PETITION

Status as of 9/5/2025 1:33 PM CST

#### Case Contacts

| Name                 | BarNumber | Email                               | TimestampSubmitted   | Status |
|----------------------|-----------|-------------------------------------|----------------------|--------|
| Michael PMoore       |           | michael.moore@ryanlawyers.com       | 9/5/2025 12:32:01 PM | SENT   |
| Alex Mazero          |           | Alex.Mazero@ryanlawyers.com         | 9/5/2025 12:32:01 PM | SENT   |
| Lupe Flores          |           | lupe.flores@ryanlawyers.com         | 9/5/2025 12:32:01 PM | SENT   |
| Dallas OfficeFilings |           | dallasofficefilings@ryanlawyers.com | 9/5/2025 12:32:01 PM | SENT   |
| Toya Robbins         |           | toya.robbs@ryanlawyers.com          | 9/5/2025 12:32:01 PM | SENT   |
| Carmen Holguin       |           | Carmen.Holguin@ryanlawyers.com      | 9/5/2025 12:32:01 PM | SENT   |
| Clayton Fitzgerald   |           | Clayton.Fitzgerald@ryanlawyers.com  | 9/5/2025 12:32:01 PM | SENT   |
| Shelly Castillo      |           | Shelly.Castillo@ryanlawyers.com     | 9/5/2025 12:32:01 PM | SENT   |
| Joe NCarrington      |           | joe.carrington@ryanlawyers.com      | 9/5/2025 12:32:01 PM | SENT   |
| Ashley Bowling       |           | Ashley.bowling@ryanlawyers.com      | 9/5/2025 12:32:01 PM | SENT   |