

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

FRANKLIN CO APPRAISAL DISTRICT
PO BOX 720
MT VERNON TEXAS 75457
ADDRESS CORRECTION REQUESTED
903-657-2557

ARW PROPERTIES LLC
609 ENCHANTED LANE
BOSSIER CITY LA 71111



APPRAISAL YEAR 2026	
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING	
PROTESTS ON 6/23/2026	AT: 9:00 AM
FRANKLIN CO APPR DIST OFFICE	
310 WEST MAIN	
MT VERNON, TEXAS 75457	
IF A PROTEST IS FILED YOU WILL	
BE NOTIFIED OF DATE, TIME AND	
PLACE OF YOUR HEARING.	
Protest Deadline:	5-29-2026
ARB Hearing:	6-23-2026
Owner:	706316 10
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR	
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE	
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.	

Dear Property Owner,
The value of your property listed below is based on an appraisal date of January 1st of this year.

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD No 2021 Hist		340 340 340 340 340	Lease: 3260 Type: REAL Owner #: 706316 Legal: TR 01 NEW HOPE UNIT JP OIL COMPANY INC AB 306 J MAXIMILLIAN SURVEY #1 13.07761% NH RRC# 16451 .000449 Royalty Interest Category: G1 Railroad #: 16455
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
FRANKLIN CO	0	0	340
FRAN CO WAT DIS	0	0	340
SPECIAL BRIDGE	0	0	340
LATERAL ROAD	0	0	340
MT VERNON ISD	0	0	340

Additional Owner's Properties are continued on following page(s).

The Texas Legislature does not set the amount of your local taxes. Your property tax burden is decided by your locally elected officials, and all inquiries concerning your taxes should be directed to those officials.

Enclosed are copies of the following documents published by the Texas Comptroller of Public Accounts: (1) Protest and Appeal Procedures and (2) Notice of Protest. To file a protest, complete the Notice of Protest form by following the instructions included on the form and mail or deliver the form to the appraisal review board, at the above address, before the protest deadline. Property owners who file a Notice of Protest with the appraisal review board (ARB) may request an informal conference with the appraisal district to attempt to resolve a dispute prior to a formal ARB hearing. In counties with population of 120,000 or more, property owners may request an ARB special panel for certain property protests. Contact your appraisal district with any questions or for further information.

The governing body of each taxing unit decides whether taxes on the property will increase and the appraisal district only determines the value.

"Under Section 23.231, Tax Code, for the 2024, 2025, and 2026 tax years the appraised value of real property other than a residence homestead for ad valorem tax purposes may not be increased by more than 20 percent each year, with certain exceptions. The circuit breaker limitation provided under Section 23.231, Tax Code, expires December 31, 2026. Unless this expiration date is extended by the Texas Legislature, beginning in the 2027 tax year, the circuit breaker limitation provided under Section 23.231, Tax Code, will no longer be in effect and may result in an increase in ad valorem taxes imposed on real property previously subject to the limitation."

Sincerely,

RUSSELL MCCURDY, RPA, CTA
Chief Appraiser

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD No 2021 Hist		790 790 790 790 790	Lease: 3270 Type: REAL Owner #: 706316 Legal: TR 02 NEW HOPE UNIT JP OIL COMPANY INC AB J MAXIMILLIAN SURVEY #2 10.66700% NH RRC# 16451 .001286 Royalty Interest Category: G1 Railroad #: 16455		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD	0 0 0 0 0	0 0 0 0 0	790 790 790 790 790		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD No 2021 Hist		130 130 130 130 130	Lease: 3280 Type: REAL Owner #: 706316 Legal: TR 03 NEW HOPE UNIT JP OIL COMPANY INC AB C F MCKENSIE SURVEY #3 5.54741% NH RRC# 16451 .000404 Royalty Interest Category: G1 Railroad #: 16455		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD	0 0 0 0 0	0 0 0 0 0	130 130 130 130 130		

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD No 2021 Hist		160 160 160 160 160	Lease: 3300 Type: REAL Owner #: 706316 Legal: TR 05 NEW HOPE UNIT JP OIL COMPANY INC AB 307 C F MCKENSIE SURVEY #5 7.88838% RRC# 16451 .000353 Royalty Interest Category: G1 Railroad #: 16455		
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD	0 0 0 0 0	0 0 0 0 0	160 160 160 160 160		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION		
FRANKLIN CO FRAN CO WAT DIS SPECIAL BRIDGE LATERAL ROAD MT VERNON ISD No 2021 Hist			3,630 3,630 3,630 3,630 3,630	Lease: 5181 Type: REAL Owner #: 706316 Legal: NEW HOPE SHALLOW UNIT JP OIL COMPANY INC AB306 JMAXIMILLIAN SURVEY ETAL .000588 Royalty Interest Category: G1 Railroad #: 1120		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
FRANKLIN CO		0	0	3,630		
FRAN CO WAT DIS		0	0	3,630		
SPECIAL BRIDGE		0	0	3,630		
LATERAL ROAD		0	0	3,630		
MT VERNON ISD		0	0	3,630		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
FRANKLIN CO	0	0	5,050		
FRAN CO WAT DIS	0	0	5,050		
SPECIAL BRIDGE	0	0	5,050		
LATERAL ROAD	0	0	5,050		
MT VERNON ISD	0	0	5,050		

