

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

RAINS CO APPRAISAL DISTRICT  
P O BOX 70  
EMORY TEXAS 75440

903-657-2555

rcadmail@rainscad.org

CELLCO PARTNERSHIP DBA VERIZ  
% KROLL LLC  
PO BOX 2549  
ADDISON TX 75001-2549



APPRAISAL YEAR 2025	
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING	
PROTESTS ON	6/24/2025 AT: 9:00 AM
RAINS CO APPR DIST OFFICE	
145 DORIS BRIGGS PKWY	
EMORY, TX 75440	
PERSONAL PROPERTY	
903-657-2555 EXT 14	
Protest Deadline:	6-02-2025
ARB Hearing:	6-24-2025
Owner:	279 69
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR	
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE	
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.	

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

MINERAL APPRAISAL INFORMATION	LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION
COUNTY	132,330	117,330	SEQ: 9900020 Type: PERSONAL Owner #: 279
CITY OF EMORY	132,330	117,330	Legal: CELL SITE EQUIPMENT
RAINS ISD	132,330	117,330	502E E LENNON DR - EMORY
EMER SERV DIST	132,330	117,330	2-008910-000020
			Agent: 833
			Category: L2Q INDUS.- RADIO TOWER EQUIPMENT

Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	132,330	0	117,330		
CITY OF EMORY	132,330	0	117,330		
RAINS ISD	132,330	0	117,330		
EMER SERV DIST	132,330	0	117,330		

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,

SHERRI MCCALL  
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY		185,150	182,430	SEQ: 9900021    Type: PERSONAL    Owner #: 279		
CITY OF EMORY		185,150	182,430	Legal: COMMUNICATION TOWER		
RAINS ISD		185,150	182,430	502E E LENNON DRIVE EMORY		
EMER SERV DIST		185,150	182,430	Agent: 833		
				Category: L2P    INDUS.- RADIO TOWERS		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		185,150	0	182,430		
CITY OF EMORY		185,150	0	182,430		
RAINS ISD		185,150	0	182,430		
EMER SERV DIST		185,150	0	182,430		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2025	PROPERTY DESCRIPTION		
COUNTY		176,410	161,410	SEQ: 9900030    Type: PERSONAL    Owner #: 279		
RAINS ISD		176,410	161,410	Legal: CELL SITE EQUIPMENT		
EMER SERV DIST		176,410	161,410	3307 W HWY 69 N - POINT		
				2-008910-000030		
				Agent: 833		
				Category: L2Q    INDUS.- RADIO TOWER EQUIPMENT		
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY		176,410	0	161,410		
RAINS ISD		176,410	0	161,410		
EMER SERV DIST		176,410	0	161,410		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	493,890	0	461,170		
CITY OF EMORY	317,480	0	299,760		
RAINS ISD	493,890	0	461,170		
EMER SERV DIST	493,890	0	461,170		