

RAINS CO APPRAISAL DISTRICT
P O BOX 70
EMORY TEXAS 75440

903-657-2555

rcadmail@rainscad.org

APPRAISAL YEAR 2026

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING
PROTESTS ON 7/01/2026 AT: 9:00 AM
RAINS CO APPR DIST OFFICE
145 DORIS BRIGGS PKWY
EMORY, TX 75440
QUESTIONS, PLEASE CALL:
903-657-2555 EXT 21 MINERALS
903-657-2555 EXT 36 PERS. PROP

Protest Deadline: 6-08-2026
ARB Hearing: 7-01-2026
Owner: 51386 30

VISIT WWW.PANDAI.COM AND SELECT MINERAL OR
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

FUSENET INC
240 SWAN PKWY
EAST TAWAKONI TX 75472-8014



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
COUNTY 145B	597,620	1,667,740	Seq: 9900010 Type: REAL Owner #: 51386 Legal: COMM.-BUSINESS PERS PROPERTY 14179 Category: L1N COMM.-BUSINESS PERS PROPERTY Rendered: Yes
CITY-E-TAWAKONI 145B	597,620	1,667,740	
RAINS ISD 145B	597,620	1,667,740	
EMER SERV DIST 145B	597,620	1,667,740	
Deductions: (145B) = HB9 EXEMPTION HB1984: The Appraised value of \$1,667,740 in 2026 as compared to \$in 2021 is a .00% increase.			
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY	597,620	125,000	1,542,740
CITY-E-TAWAKONI	597,620	125,000	1,542,740
RAINS ISD	597,620	125,000	1,542,740
EMER SERV DIST	597,620	125,000	1,542,740

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 2026	PROPERTY DESCRIPTION
COUNTY	145B		1,500	SEQ: 9900020 Type: PERSONAL Owner #: 51386
CITY-E-TAWAKONI	145B		1,500	Legal: COMM.-BUSINESS PERS PROPERTY
RAINS ISD	145B		1,500	
EMER SERV DIST	145B		1,500	14179
Deductions: (145B) = HB9 EXEMPTION				Category: L1N COMM.-BUSINESS PERS PROPERTY Rendered: Yes
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	0	1,500	0	
CITY-E-TAWAKONI	0	1,500	0	
RAINS ISD	0	1,500	0	
EMER SERV DIST	0	1,500	0	

Total of all Above Parcels

Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable	
COUNTY	597,620	126,500	1,542,740	
CITY-E-TAWAKONI	597,620	126,500	1,542,740	
RAINS ISD	597,620	126,500	1,542,740	
EMER SERV DIST	597,620	126,500	1,542,740	