

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: 656 4

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

ATMOS ENERGY/MID-TEX PIPELINE  
 PROPERTY TAX DEPT  
 PO BOX 650205  
 DALLAS TX 75265-0205



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	145D1	39,890	45,210	SEQ: 9900090 Type: PERSONAL Owner #: 656 Legal: 0.610 MI 12 IN 1963 T F DD  2-610320-000090  Category: J6 PIPELINES - PIPE SEGMENTS  Rendered: Yes	
RAINS ISD	145D1	39,890	45,210		
EMER SERV DIST	145D1	39,890	45,210		
Deductions: (145D1) = HB9 EXEMPTION					
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		39,890	45,210	0	
RAINS ISD		39,890	45,210	0	
EMER SERV DIST		39,890	45,210	0	

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	145D1	26,810	30,390	SEQ: 9900100 Type: PERSONAL Owner #: 656
RAINS ISD	145D1	26,810	30,390	Legal: 0.410 MI 12 IN 1963 T F
EMER SERV DIST	145D1	26,810	30,390	DD
				2-610320-000100
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Deductions: (145D1) = HB9 EXEMPTION				
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		26,810	30,390	0
RAINS ISD		26,810	30,390	0
EMER SERV DIST		26,810	30,390	0

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY	145D1	975,760	1,105,910	SEQ: 9900110 Type: PERSONAL Owner #: 656
RAINS ISD	145D1	975,760	1,105,910	Legal: 14.920 MI 12 IN 1963 T F
EMER SERV DIST	145D1	975,760	1,105,910	DD
				2-610320-000110
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Deductions: (145D1) = HB9 EXEMPTION				
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		975,760	49,400	1,056,510
RAINS ISD		975,760	49,400	1,056,510
EMER SERV DIST		975,760	49,400	1,056,510

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		1,960	2,220	SEQ: 9900120 Type: PERSONAL Owner #: 656
RAINS ISD		1,960	2,220	Legal: 0.030 MI 12 IN 1980 T F
EMER SERV DIST		1,960	2,220	DD
				2-610320-000120
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		1,960	0	2,220
RAINS ISD		1,960	0	2,220
EMER SERV DIST		1,960	0	2,220

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		8,500	9,640	SEQ: 9900130 Type: PERSONAL Owner #: 656
RAINS ISD		8,500	9,640	Legal: 0.130 MI 12 IN 1982 T F
EMER SERV DIST		8,500	9,640	DD
				2-610320-000130
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		8,500	0	9,640
RAINS ISD		8,500	0	9,640
EMER SERV DIST		8,500	0	9,640

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		650	740	SEQ: 9900140 Type: PERSONAL Owner #: 656
RAINS ISD		650	740	Legal: 0.010 MI 12 IN 1963 T F
EMER SERV DIST		650	740	DD
				2-610320-000140
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		650	0	740
RAINS ISD		650	0	740
EMER SERV DIST		650	0	740

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		5,490	5,490	SEQ: 9903010 Type: PERSONAL Owner #: 656
RAINS ISD		5,490	5,490	Legal: ALBA MEASURING STATION
EMER SERV DIST		5,490	5,490	
				2-610320-003010
				Category: J6A PIPELINES - OTHER PROP
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		5,490	0	5,490
RAINS ISD		5,490	0	5,490
EMER SERV DIST		5,490	0	5,490

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		4,400	4,400	SEQ: 9903020 Type: PERSONAL Owner #: 656
RAINS ISD		4,400	4,400	Legal: EMORY CITY MEASURING STATION
EMER SERV DIST		4,400	4,400	
				2-610320-003020
				Category: J6A PIPELINES - OTHER PROP
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		4,400	0	4,400
RAINS ISD		4,400	0	4,400
EMER SERV DIST		4,400	0	4,400

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		4,940	4,940	SEQ: 9903030 Type: PERSONAL Owner #: 656
CITY OF POINT	145D1	4,940	4,940	Legal: POINT MEASURING STATION
RAINS ISD		4,940	4,940	
EMER SERV DIST		4,940	4,940	
				2-610320-003030
				Category: J6A PIPELINES - OTHER PROP
				Rendered: Yes
Deductions: (145D1) = HB9 EXEMPTION				
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		4,940	0	4,940
CITY OF POINT		4,940	4,940	0
RAINS ISD		4,940	0	4,940
EMER SERV DIST		4,940	0	4,940

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		60,710	63,610	SEQ: 9903050 Type: PERSONAL Owner #: 656
RAINS ISD		60,710	63,610	Legal: 0.140 MI 12 IN 2015 T F
EMER SERV DIST		60,710	63,610	DD
				2-610320-003050
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		60,710	0	63,610
RAINS ISD		60,710	0	63,610
EMER SERV DIST		60,710	0	63,610

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		9,820	10,310	SEQ: 9903060 Type: PERSONAL Owner #: 656
RAINS ISD		9,820	10,310	Legal: 0.020 MI 12 IN 2018 T F
EMER SERV DIST		9,820	10,310	DD
				2-610320-003060
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		9,820	0	10,310
RAINS ISD		9,820	0	10,310
EMER SERV DIST		9,820	0	10,310

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2026	PROPERTY DESCRIPTION
COUNTY		5,070	5,330	SEQ: 9903070 Type: PERSONAL Owner #: 656
RAINS ISD		5,070	5,330	Legal: 0.030 MI 4 IN 2018 T F
EMER SERV DIST		5,070	5,330	DD7
				2-610320-003070
				Category: J6 PIPELINES - PIPE SEGMENTS
				Rendered: Yes
Taxing Units		Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)
COUNTY		5,070	0	5,330
RAINS ISD		5,070	0	5,330
EMER SERV DIST		5,070	0	5,330

Total of all Above Parcels				
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable	
COUNTY	1,144,000	125,000	1,163,190	
RAINS ISD	1,144,000	125,000	1,163,190	
EMER SERV DIST	1,144,000	125,000	1,163,190	
CITY OF POINT	4,940	4,940	0	