

Statement

2014 Notice of Appraised Value

Do Not Pay From
This Notice

Collin Central Appraisal District

250 Eldorado Pkwy

McKinney, TX 75069-8023

Phone: (469) 742-9200 (866) 457-1710

DATE OF NOTICE: April 30, 2014

Property ID: 2593959
Ownership %: 100.00
Geo ID: R-7019-000-0360-1
DBA:Legal: ABS A1019, JAMES WHITE SURVEY, TRACT
36, 18.0 ACRES

Legal Acres: 18

Situation: 8378 COUNTY ROAD 529 ANNA, TX 7540

Appraiser: ES

Owner ID: 651121

eFile PIN: YEP1BCW3778

358-1

PROPERTY ID: 2593959 R-7019-000-0360-1

CORNWALL JOHN J

102 COUNTRY LN

EULESS, TX 76039-8618

Dear Property Owner,

We have appraised the property listed above for the year 2014. As of January 1, our appraisal is outlined below:

Structure/Improvement Market Value		172,857	171,111															
Market Value of Not Aged Timber Land		180,000	207,000															
Market Value of Aged Timber Land		0	0															
Market Value of Personal Property/Minerals		0	0															
Total Market Value		352,857	378,111															
Productivity Value of Aged Timber Land		0	0															
Appraised Value: (Possible Homestead Limitations, see asterisk below)		352,857	378,111															
Exemptions																		
2012 Taxable Value	2013 Taxable Value	2014 Taxable Value	2015 Taxable Value	2016 Taxable Value	2017 Taxable Value	2018 Taxable Value	2019 Taxable Value	2020 Taxable Value	2021 Taxable Value	2022 Taxable Value	2023 Taxable Value	2024 Taxable Value	2025 Taxable Value	2026 Taxable Value	2027 Taxable Value	2028 Taxable Value	2029 Taxable Value	2030 Taxable Value

11,500 PER AC

LOOK!

The difference between the 2013 appraised value and the proposed 2014 appraised value is 200.00%. This percentage information is required by Tax Code Section 25.10(b-1).

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.

The above tax estimates use last year's tax rates for the taxing units shown. The governing body of each unit (school board, county commissioners, and so forth) decides whether property taxes increase. The appraisal district only determines your property value. The taxing units will set tax rates later this year.

Your residence homestead is protected from future appraisal value increases in excess of 10% per year from the date of the last appraisal PLUS the value of any new improvements.

If you are 65 years of age or older, and received the \$10,000 school tax exemption on your home last year from the school listed above, your school taxes for this year will not be higher than when you first received the exemption on this home. If you are disabled and received the \$10,000 school tax exemption on your home last year from the school listed above, your school taxes for this year will not be higher than the 2003 taxes or the first year you received the exemption, whichever is later. If your county, city, or junior college has approved a limitation on your taxes in the preceding year, your county, city, or junior college taxes will not be higher than the first year your county, city, or junior college approved the limitation for the first year you qualified for the limitation. If you improved your property (by adding rooms or buildings), your county, city, or junior college tax ceiling may increase for these improvements. If you are a surviving spouse, age 55 or older, you may retain the school, county, city, or junior college tax ceiling.

Contact the appraisal district if you disagree with this year's proposed value for your property or if you have any problem with the property description or address. Information: If the problem cannot be resolved, you have the right to appeal to the appraisal review board (ARB).

To appeal, you must file a written protest with the ARB before the deadline date.

Deadline for filing a protest: June 2, 2014

Location of hearings: 250 Eldorado Pkwy, McKinney, TX 75069

ARB will begin hearings: June 9, 2014

A protest form to send the Appraisal District Office is on the back of this notice if you intend to appear and present evidence before the ARB. A protest is sufficient if it includes the protesting property owner, account number, property address, and reason for protesting. The ARB will notify you of the date, time, and place of your scheduled hearing. Enclosed, also, is information to help you in preparing your protest.

If you have any questions or need more information, please contact the appraisal district office at (469) 742-9200 or at the address shown above.

Sincerely,

Baptista, Chief Appraiser

