

## Account Combination Form

The purpose of this form is to ensure that we are responding to the **actual owner's** request and to avoid any problems that could result from the combination of accounts. Please fill out and sign this form. Then send to: Kent County Appraisal District, PO Box 68, Jayton, TX 79528 or email: kentco@caprock-spur.com

We wish to combine the following parcels into one tax account number on the upcoming roll.

_____	_____
_____	_____
_____	_____

The following conditions have been met:

Initial

### All requests

1. The land is contiguous (physically joins). Reason: Separate property requires separate appraisals. \_\_\_\_\_
2. The land is not separated by a public road. Reason: Roads affect appraised value of the land. \_\_\_\_\_
3. The land is not separated by city limit, or school district boundaries. Reason: Each jurisdiction can tax only their portion of the land. \_\_\_\_\_
4. Ownership is identical for all the land, mobile homes, structures, etc. Reason: Separate ownership cannot be combined by law. \_\_\_\_\_
5. Legal descriptions (deeds) are on file with Kent County Clerk. Reason: Documentation of ownership and correct legal description. \_\_\_\_\_
6. There are no delinquencies (tax deferral) on the accounts involved. Reason: Delinquent accounts cannot be combined. \_\_\_\_\_

### Agricultural Appraisal

7. There are not any residences or mobile homes on the accounts involved. Reason: Agricultural Appraisal is for producing land only. \_\_\_\_\_

### Homestead Exemption

8. There is only one residence and no mobile homes owned by others on this land. Reason: Homestead exemption is for your one primary residence. \_\_\_\_\_
9. There are no commercial structures on this land or area in residence used commercially. Reason: Exemption is for home residence only. \_\_\_\_\_

### Over 65 Exemption, Tax Freeze

10. There is not an existing tax freeze on any of the accounts. Reason: It could result in higher taxes. \_\_\_\_\_

### Mortgage Lien Holders

11. There are no separate mortgages or liens on this land, mobile homes, structures, etc. Reason: Some mortgage companies will not pay taxes on combined property. \_\_\_\_\_
12. We do have separate mortgages or liens, but we have contacted the lien holder(s) and received their approval for the combination. \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Daytime Phone: \_\_\_\_\_