
COUNTY LISTING FOR TAX YEAR 2025

#64 NEMAHA COUNTY

COUNTY TAXABLE VALUE :	19,917,156	REAL EQUALIZED RATE:	0.9492
COUNTY EQUALIZED REAL VALUE VALUE :	2,708,684	PERSONAL PROPERTY EXEMPTION FACTOR:	1.0000
COUNTY ADJUSTED NET BOOK PERSONAL :	17,208,472		

Direct questions to Dept. of Revenue, Property Assessment Division

NEBRASKA DEPARTMENT OF REVENUE, PROPERTY ASSESSMENT DIVISION
CERTIFIED DISTRIBUTION OF PUBLIC SERVICE ENTITY VALUE
TAX YEAR 2025
#64 NEMAHA COUNTY

Certified as of: August 8, 2025

Report: ctyvalue

#290 Magellan Pipeline Company LP

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
2048		500	COUNTY - NEMAHA	601,066	227,202	373,864
2049	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	160,479	60,661	99,818
2053	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	286,787	108,405	178,382
239236	64-0029	512	SCH DIST AUBURN 29 BOND 2008	286,787	108,405	178,382
2057	74-0070	519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	153,800	58,136	95,664
2058	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	182,199	68,871	113,328
2059	64-4402	532	FIRE DIST JOHNSON 1 & SINKING	3,553	1,343	2,210
2060	64-4403	538	FIRE DIST NEMAHA 4 GEN, BOND, SINKING	183,542	69,379	114,163
2062	64-4404	536	FIRE DIST PERU -3	36,556	13,818	22,738
2063	64-4407	544	FIRE DIST BROCK/JULIAN 7 & SINKING	178,537	67,487	111,050
2064	74-1904	542	FIRE DIST HUMBOLDT 6	16,678	6,304	10,374
2065		566	NEMAHA NRD	601,066	227,202	373,864
2066		564	ESU 4 GENERAL & TELE COMPUTING	601,066	227,202	373,864
2067		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	601,066	227,202	373,864
2068		570	AG SOCIETY	601,066	227,202	373,864

Mail Tax Statements to :

Brian Tovson
Agent
Magellan Pipeline Company LP
2424 Ridge Road,
Rockwall, TX 75087

#340 Northern Natural Gas Company

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
4886		500	COUNTY - NEMAHA	4,150,351	792,632	3,357,719
4887	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	2,386,743	455,819	1,930,924
4891	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	1,763,609	336,813	1,426,796
4890	64-0029	512	SCH DIST AUBURN 29 BOND 2008	1,763,609	336,813	1,426,796
4893	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	1,483,190	283,259	1,199,931
4894	64-4402	532	FIRE DIST JOHNSON 1 & SINKING	1,928,257	368,258	1,559,999
4895	64-4404	536	FIRE DIST PERU 3	601,659	114,905	486,754
4896		550	AUBURN, CITY OF	111,885	21,368	90,517
4897		556	JOHNSON, VILLAGE OF	25,360	4,843	20,517
4898		566	NEMAHA NRD	4,150,351	792,632	3,357,719
4899		564	ESU 4 GENERAL & TELE COMPUTING	4,150,351	792,632	3,357,719
4900		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	4,150,351	792,632	3,357,719
4901		570	AG SOCIETY	4,150,351	792,632	3,357,719

Mail Tax Statements to :

Christopher Vacek
Property Tax Manager
Northern Natural Gas Company
Property Tax Dept, PO Box 3330
Omaha, NE 68103-0330

#390 Black Hills Nebraska Gas LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
8302		500	COUNTY - NEMAHA	2,804,135	172,108	2,632,027
8303	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	211,231	12,965	198,266
8307	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	2,592,903	159,143	2,433,760
239238	64-0029	512	SCH DIST AUBURN 29 BOND 2008	2,592,903	159,143	2,433,760
8309	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	186,307	11,435	174,872
8310	64-4402	532	FIRE DIST JOHNSON 1 & SINKING	13,085	803	12,282
8311	64-4404	536	FIRE DIST PERU -3	41,748	2,562	39,186
8312		550	AUBURN, CITY OF	1,995,974	122,506	1,873,468
8313		556	JOHNSON, VILLAGE OF	198,145	12,161	185,984
8314		562	PERU, VILLAGE OF	368,875	22,640	346,235
8315		566	NEMAHA NRD	2,804,135	172,108	2,632,027
8316		564	ESU 4 GENERAL & TELE COMPUTING	2,804,135	172,108	2,632,027
8317		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	2,804,135	172,108	2,632,027
8318		570	AG SOCIETY	2,804,135	172,108	2,632,027

Mail Tax Statements to :

Erin McCollum

Black Hills Nebraska Gas LLC
P.O. Box 20,
Rapid City, SD 57709-0020

#581 Southeast Nebraska Communications Inc

Key#	Basesch	Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
11411			500	COUNTY - NEMAHA	88,783	13,695	75,088
11412	74-0070		519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	88,783	13,695	75,088
11413	64-4403		538	FIRE DIST NEMAHA 4 GEN, BOND, SINKING	75,386	11,628	63,758
11415	74-1903		540	FIRE DIST STELLA	13,396	2,066	11,330
11416			566	NEMAHA NRD	88,783	13,695	75,088
11417			564	ESU 4 GENERAL & TELE COMPUTING	88,783	13,695	75,088
11418			568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	88,783	13,695	75,088
11419			570	AG SOCIETY	88,783	13,695	75,088

Mail Tax Statements to :

Ray Joy
 Vice President/General Manager
 Southeast Nebraska Communications Inc
 110 W 17th St,
 Falls City, NE 68355

NEBRASKA DEPARTMENT OF REVENUE, PROPERTY ASSESSMENT DIVISION
 CERTIFIED DISTRIBUTION OF PUBLIC SERVICE ENTITY VALUE
 TAX YEAR 2025
 #64 NEMAHA COUNTY

Certified as of: August 8, 2025

Report: ctyvalue

#600 Great Plains Communications LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
250406		500	COUNTY - NEMAHA	413,861	42,192	371,669
250420	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	154,787	15,780	139,007
250419	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	224,441	22,881	201,560
250423	74-0070	519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	34,634	3,531	31,103
250487	64-4401	546	FIRE DIST AUBURN 8	135,922	13,857	122,065
250488	64-4402	532	FIRE DIST JOHNSON 1	103,997	10,602	93,395
250490	64-4404	536	FIRE DIST PERU 3	65,300	6,657	58,643
250486	64-4407	544	FIRE DIST BROCK-JULIAN 7	32,892	3,353	29,539
250489	74-1904	542	FIRE DIST HUMBOLDT 6	75,748	7,722	68,026
250539		566	NEMAHA NRD	413,861	42,192	371,669
250551		564	ESU 4	413,861	42,192	371,669
250811		568	SOUTHEAST COMMUNITY COLLEGE	413,861	42,192	371,669
250577		570	AG SOCIETY	413,861	42,192	371,669

Mail Tax Statements to :

Kristen Philips
 Controller
 Great Plains Communications LLC
 P.O. Box 500,
 Blair, NE 68008

NEBRASKA DEPARTMENT OF REVENUE, PROPERTY ASSESSMENT DIVISION
 CERTIFIED DISTRIBUTION OF PUBLIC SERVICE ENTITY VALUE
 TAX YEAR 2025
 #64 NEMAHA COUNTY

Certified as of: August 8, 2025

Report: ctyvalue

#620 Windstream Nebraska Inc.

Key#	Basesch	Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
15180			500	COUNTY - NEMAHA	4,664,113	141,916	4,522,197
244840	49-0050		524	SCH DIST JOHNSON CO CENTRL 50 & BLDG 525 (	21,545	656	20,889
15183	64-0023		508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	1,298,249	39,502	1,258,747
15189	64-0029		510	SCH DIST AUBURN 29 (ESU 4)	2,975,045	90,522	2,884,523
239214	64-0029		512	*SCH DIST AUBURN 29 BOND 2008	2,975,045	90,522	2,884,523
15193	66-0111		517	SCH DIST NEBRASKA CITY 111 (ESU 4)	3,716	113	3,603
31194	66-0111		572	*SCH DIST NEBRASKA CITY 111 BOND 2007	3,716	113	3,603
15196	74-0070		519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	365,558	11,123	354,435
15197	49-5702		534	FIRE DIST ELK CREEK 2	85,859	2,612	83,247
15198	64-4401		546	FIRE DIST AUBURN 8 & SINKING	547,570	16,661	530,909
15199	64-4402		532	FIRE DIST JOHNSON 1 & SINKING	446,347	13,581	432,766
15200	64-4403		538	FIRE DIST NEMAHA 4 GEN, BOND,&SNKING (INC	507,201	15,433	491,768
15202	64-4404		536	FIRE DIST PERU 3	199,592	6,073	193,519
15203	64-4407		544	FIRE DIST BROCK/JULIAN 7 & SINKING	268,856	8,181	260,675
15204	66-1101		548	FIRE DIST TALMAGE 9 & SINKING, BOND 549	53,357	1,624	51,733
15206	74-1903		540	FIRE DIST STELLA 5	48,762	1,484	47,278
15207	74-1904		542	FIRE DIST HUMBOLDT 6	93,840	2,855	90,985
15208			550	AUBURN CITY	1,352,518	41,153	1,311,365
15209			552	BROCK VILLAGE	198,529	6,041	192,488
15210			554	BROWNVILLE VILLAGE	231,183	7,034	224,149
15211			556	JOHNSON VILLAGE	230,852	7,024	223,828
15212			558	JULIAN VILLAGE	68,585	2,087	66,498
15213			560	NEMAHA VILLAGE (IN FIRE 4)	163,460	4,974	158,486
15214			562	PERU VILLAGE	331,061	10,073	320,988
15215			566	NEMAHA NRD	4,664,113	141,916	4,522,197
15216			564	ESU 4 GENERAL & TELE COMPUTING	4,664,113	141,916	4,522,197
15217			568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	4,664,113	141,916	4,522,197
15218			570	AG SOCIETY	4,664,113	141,916	4,522,197

Mail Tax Statements to :

Keith Fuqua
 Vice-President Tax Services
 Windstream Nebraska Inc.
 c/o Kroll, LLC, P.O. Box 2629
 Addison, TX 75001

#640 Qwest Corporation

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
18326		500	COUNTY - NEMAHA	2,416	530	1,886
18327	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	2,416	530	1,886
239240	64-0029	512	SCH DIST AUBURN 29 BOND 2008	2,416	530	1,886
18329	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	2,416	530	1,886
18330		566	NEMAHA NRD	2,416	530	1,886
18331		564	ESU 4 GENERAL & TELE COMPUTING	2,416	530	1,886
18332		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	2,416	530	1,886
18333		570	AG SOCIETY	2,416	530	1,886

Mail Tax Statements to :

Jared Rubinoff
Sr. Manager Property Tax
Qwest Corporation
Property Tax (NE), 931 14th St.
Denver, CO 80202

#680 Spectrum Advanced Services LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
27295		500	COUNTY - NEMAHA	2,467	351	2,116
27296	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	2,467	351	2,116
239241	64-0029	512	SCH DIST AUBURN 29 BOND 2008	2,467	351	2,116
27298		550	AURBURN, CITY OF	2,467	351	2,116
27299		566	NEMAHA NRD	2,467	351	2,116
27300		564	ESU 4 GENERAL & TELE COMPUTING	2,467	351	2,116
27301		568	SOUTHEAST COMMUNITY COLLEGE	2,467	351	2,116
27302		570	AG SOCIETY	2,467	351	2,116

Mail Tax Statements to :

Sky Bultron
 Property Tax Accountant
 Spectrum Advanced Services LLC
 P.O. Box 7467,
 Charlotte, NC 28241-7467

#690 Time Warner Cable Business LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
254063		500	COUNTY - NEMAHA	635	10	625
254064	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	635	10	625
254065	64-0029	512	SCH DIST AUBURN 29 BOND 2008	635	10	625
254066		550	AURBURN, CITY OF	635	10	625
254067		566	NEMAHA NRD	635	10	625
254068		564	ESU 4 GENERAL & TELE COMPUTING	635	10	625
254069		568	SOUTHEAST COMMUNITY COLLEGE	635	10	625
254070		570	AG SOCIETY	635	10	625

Mail Tax Statements to :

Sky Bultron
 Property Tax Accountant
 Time Warner Cable Business LLC
 P.O. Box 7467,
 Charlotte, NC 28241-7467

#695 Comcast Business Communications LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
350181		500	COUNTY - NEMAHA	7,034	304	6,730
349710	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	7,034	304	6,730
349714	64-0029	512	SCH DIST AUBURN 29 BD	7,034	304	6,730
349709		550	AUBURN, CITY OF	7,034	304	6,730
349712		566	NEMAHA NRD	7,034	304	6,730
349711		564	ESU 4	7,034	304	6,730
349713		568	SOUTHEAST CC	7,034	304	6,730
349715		570	AG SOCIETY	7,034	304	6,730
349716			***CONSOLIDATED TAX DIST	0	0	0
349717			TD..SD....FD/CITY	0	0	0
349718			5....29....AUB CITY	7,034	304	6,730

Mail Tax Statements to :

Ross Vincent
 Senior Director, Property Tax
 Comcast Business Communications LLC
 One Comcast Center,
 Philadelphia, PA 19103

#705 AT & T Communications

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
19964		500	COUNTY - NEMAHA	360,250	59,357	300,893
19965	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	52,527	8,655	43,872
19969	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	307,724	50,703	257,021
239242	64-0029	512	SCH DIST AUBURN 29 BOND 2008	307,724	50,703	257,021
19972	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	360,250	59,357	300,893
19976		566	NEMAHA NRD	360,250	59,357	300,893
19977		564	ESU 4 GENERAL & TELE COMPUTING	360,250	59,357	300,893
19978		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	360,250	59,357	300,893
19979		570	AG SOCIETY	360,250	59,357	300,893

Mail Tax Statements to :

Martina Ragain
Associate Director
AT & T Communications
1010 Pine St, Rm 9E-L-01,
St. Louis, MO 63101

#710 MCI Metro Access Transmission Services Corp

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
262637		500	COUNTY - NEMAHA	1,203	26	1,177
262638	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	1,203	26	1,177
262639	64-0029	512	SCH DIST AUBURN 29 BOND 2008	1,203	26	1,177
262640	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	1,203	26	1,177
262641		566	NEMAHA NRD	1,203	26	1,177
262642		564	ESU 4	1,203	26	1,177
262643		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	1,203	26	1,177
262644		570	AG SOCIETY	1,203	26	1,177

Mail Tax Statements to :

Gary Dreyer
 Vice President
 MCI Metro Access Transmission Services Corp
 c/o Kroll LLC, P.O. Box 2749
 Addison, TX 75001

#720 MCI Communications Services LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
245204		500	COUNTY - NEMAHA	30,340	4,523	25,817
245205	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	30,340	4,523	25,817
245232	64-0029	512	SCH DIST AUBURN 29 BOND 2008	30,340	4,523	25,817
245225	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	30,340	4,523	25,817
245219		566	NEMAHA NRD	30,340	4,523	25,817
245214		564	ESU 4 GENERAL & TELE COMPUTING	30,340	4,523	25,817
245210		568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	30,340	4,523	25,817
245207		570	AG SOCIETY	30,340	4,523	25,817

Mail Tax Statements to :

Gary Dreyer
Vice President
MCI Communications Services LLC
c/o Kroll LLC, P.O. Box 2749
Addison, TX 75001

#730 CenturyLink Communications LLC

Key#	Basesch	Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
212482			500	COUNTY - NEMAHA	1,171,803	354,774	817,029
21836	64-0023		508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	38,009	11,508	26,501
212475	64-0029		510	SCH DIST AUBURN 29 (ESU 4)	1,056,956	320,003	736,953
239249	64-0029		512	SCH DIST AUBURN 29 BOND 2008	1,056,956	320,003	736,953
21842	74-0070		519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	76,838	23,263	53,575
212464	64-4401		546	FIRE DIST AUBURN 8 AND SINKING	948,037	287,027	661,010
21844	64-4407		544	FIRE DIST BROCK/JULIAN 7 & SINKING	83,948	25,416	58,532
21845	74-1903		540	FIRE DIST STELLA	119,221	36,095	83,126
212460			550	AUBURN, CITY OF	15,457	4,680	10,777
212457			554	BROWNVILLE, VILLAGE OF	5,139	1,556	3,583
212982			566	NEMAHA NRD	1,171,803	354,774	817,029
212532			564	ESU 4	1,171,803	354,774	817,029
213357			568	SOUTHEAST COMMUNITY COLLEGE	1,171,803	354,774	817,029
245015			570	AG SOCIETY	1,171,803	354,774	817,029

Mail Tax Statements to :

Jared Rubinoff
Sr. Manager Property Tax
CenturyLink Communications LLC
931 14th St.,
Denver, CO 80202

#813 Cellco Partnership

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
234467		500	COUNTY - NEMAHA	1,097,000	304,842	792,158
234595	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	1,097,000	304,842	792,158
239246	64-0029	512	SCH DIST AUBURN 29 BOND 2008	1,097,000	304,842	792,158
234891	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	529,082	147,025	382,057
234892	64-4404	536	FIRE DIST PERU 3	563,199	156,506	406,693
235042		550	AUBURN, CITY OF	4,717	1,311	3,406
235178		566	NEMAHA NRD	1,097,000	304,842	792,158
235275		564	ESU 4 GENERAL & TELE COMPUTING	1,097,000	304,842	792,158
235384		568	SOUTHEAST COMMUNITY COLLEGE GEN & ADA	1,097,000	304,842	792,158
235500		570	AG SOCIETY	1,097,000	304,842	792,158

Mail Tax Statements to :

John Severino
Consultant
Cellco Partnership
P.O Box 635,
Basking Ridge, NJ 07920

#840 AT&T Mobility

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
252638		500	COUNTY - NEMAHA	587,104	357,040	230,064
260776	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	289,109	175,818	113,291
252639	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	297,995	181,222	116,773
252640	64-0029	512	SCH AUBURN 29 BOND	297,995	181,222	116,773
252641	64-4401	546	FIRE DIST AUBURN 8	297,995	181,222	116,773
260785	64-4402	532	FIRE DISTRICT JOHNSON	289,109	175,818	113,291
252642		566	NRD NEMAHA	587,103	357,039	230,064
252643		564	ESU 4	587,103	357,039	230,064
252644		568	SOUTHEAST COMMUNITY COLLEGE	587,103	357,039	230,064
252645		570	AG SOCIETY	587,103	357,039	230,064
252646			*** CONSOLIDATED ***	0	0	0
260790			TD 75.. SCH23...JOHNSON-FD1...	289,109	175,818	113,291
260796			TD 130..SCH29..AUB-FS8	296,405	180,255	116,150
252647	64-0029		TD130..SCH29..AUB-FD8..	1,590	967	623

Mail Tax Statements to :

Lien Phung
 Lead Tax Manager
 AT&T Mobility
 1010 Pine St., 6E-L-01,
 St. Louis, MO 63101

NEBRASKA DEPARTMENT OF REVENUE, PROPERTY ASSESSMENT DIVISION
 CERTIFIED DISTRIBUTION OF PUBLIC SERVICE ENTITY VALUE
 TAX YEAR 2025
 #64 NEMAHA COUNTY

Certified as of: August 8, 2025

Report: ctyvalue

#845 NE Colorado Cellular Inc.

Key#	Basesch	Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
246934			500	COUNTY - NEMAHA	146,950	0	146,950
247046	64-0023		508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	87,726	0	87,726
246992	64-0029		510	SCH DIST AUBURN 29 (ESU 4)	59,224	0	59,224
247057	64-0029		512	SCH DIST AUBURN 29 BOND 2008	59,224	0	59,224
247069	64-4401		546	FIRE DIST AUBURN 8 AND SINKING	59,224	0	59,224
246994	64-4402		532	FIRE DIST JOHNSON 1 & SINKING	87,726	0	87,726
247012			566	NEMAHA NRD	146,950	0	146,950
247144			564	ESU 4	146,950	0	146,950
247082			568	SOUTHEAST COMMUNITY COLLEGE	146,950	0	146,950
247096			570	AG SOCIETY	146,950	0	146,950
247111				**CONSOLIDATED** COMPANY REPORTED	0	0	0
247001				CDE....SCH....FIRE	0	0	0
246997	64-0023			75.....23.....1	87,726	0	87,726
247127	64-0029			130.....29.....8	59,224	0	59,224

Mail Tax Statements to :

Michael Felicissimo
 President
 NE Colorado Cellular Inc.
 1224 West Platte Avenue,
 Fort Morgan, CO 80701

#855 T-Mobile Central LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
347619		500	COUNTY - NEMAHA	93,348	4,601	88,747
347620	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	93,348	4,601	88,747
347621	64-0029	512	SCH DIST AUBURN BOND	93,348	4,601	88,747
350849		550	AUBURN, CITY OF	93,348	4,601	88,747
347624		566	NEMAHA NRD	93,348	4,601	88,747
347623		564	ESU #4	93,348	4,601	88,747
347625		568	SE COMM COLLEGE	93,348	4,601	88,747
347626		570	AG SOCIETY	93,348	4,601	88,747

Mail Tax Statements to :

Suli Deng
Tax Manager
T-Mobile Central LLC
P.O. Box 85021,
Bellevue, WA 98015-8521

#882 Pinpoint Communications Inc

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
348684			COUNTY - NEMAHA	3,139,084	143,016	2,996,068
348685	64-0023		SCH DIST JOHNSON-BROCK 23 (ESU 4)	1,550,201	70,627	1,479,574
348716	64-0029		SCH DIST AUBURN 29 (ESU 4)	1,588,883	72,389	1,516,494
348717	64-0029		SCH DIST AUBURN 29 BOND	1,588,883	72,389	1,516,494
353607	64-4402		FIRE DIST JOHNSON 1	1,093,539	49,821	1,043,718
348688			FIRE DIST BROCK-JULN 7	323,436	14,736	308,700
348689			FIRE DIST AUBURN 8	1,325,656	60,396	1,265,260
348720			PERU, CITY OF	263,227	11,993	251,234
353608			BROCK, VILLAGE OF	133,225	6,070	127,155
348692			NEMAHA NRD	3,139,084	143,016	2,996,068
348691			ESU #4	3,139,084	143,016	2,996,068
348723			SE COMM COLLEGE	3,139,084	143,016	2,996,068
348724			AG SOCIETY	3,139,084	143,016	2,996,068
348695			CONSOLIDATED TAX DIST	0	0	0
348696			TAX DIST 35	263,227	11,993	251,234
348698			TAX DIST 130	1,325,656	60,396	1,265,260
348727			TAX DIST 90	323,436	14,736	308,700
353609			10...23...Brock Vil...	133,225	6,070	127,155
353610			75...23...Johnson 1	1,093,539	49,821	1,043,718

Mail Tax Statements to :

J. Thomas Shoemaker
 President
 Pinpoint Communications Inc
 P.O. Box 490,
 Cambridge, NE 69022

#890 USCOC of Nebraska/Kansas (dba U.S. Cellular)

Key#	Basesch	Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
26548			500	COUNTY - NEMAHA	223,212	52,196	171,016
247425	49-0050		524	SCH DIST JOHNSON CO CENTRL 50 & BLDG 525 (	84,870	19,846	65,024
26549	64-0029		510	SCH DIST AUBURN 29 (ESU 4)	138,343	32,350	105,993
239247	64-0029		512	SCH DIST AUBURN 29 BOND 2008	138,343	32,350	105,993
26551	64-4401		546	FIRE DIST AUBURN 8 AND SINKING	75,397	17,631	57,766
27797	64-4404		536	FIRE DIST PERU	62,946	14,719	48,227
247426	66-1101		548	FIRE DIST TALMAGE 9 & SINKING, BOND 549	84,870	19,846	65,024
26552			566	NEMAHA NRD	223,212	52,196	171,016
26553			564	ESU 4 GENERAL & TELECOMPUTING	223,212	52,196	171,016
26554			568	SOUTHEAST COMM COLLEGE GENERAL & ADA F	223,212	52,196	171,016
26555			570	AG SOCIETY	223,212	52,196	171,016

Mail Tax Statements to :

Kyle Nelson
Director
USCOC of Nebraska/Kansas (dba U.S. Cellular)
Kroll, LLC, P.O. Box 2629
Addison, TX 75001

#920 Windstream Network Services of the Midwest, Inc.

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
26922		500	COUNTY - NEMAHA	113,608	5,791	107,817
26923	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	109,381	5,576	103,805
239248	64-0029	512	SCH DIST AUBURN 29 BOND 2008	109,381	5,576	103,805
26925	74-0070	519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	4,227	215	4,012
26926	64-4401	546	FIRE DIST AUBURN 8 AND SINKING	52,907	2,697	50,210
26927	74-1903	540	FIRE DIST STELLA - 5	52,009	2,651	49,358
26928		550	AUBURN, CITY OF	8,693	443	8,250
26929		566	NEMAHA NRD	113,608	5,791	107,817
26930		564	ESU 4 GENERAL & TELE COMPUTING	113,608	5,791	107,817
26931		568	SOUTHEAST COMM COLLEGE GENERAL & ADA	113,608	5,791	107,817
26932		570	AG SOCIETY	113,608	5,791	107,817

Mail Tax Statements to :

Brock Potenzo
 Property Tax Analyst
 Windstream Network Services of the Midwest, Inc.
 Kroll, 2140 Lake Park Blvd #113
 Richardson, TX 75080

#970 Zayo Group, LLC

Key#	Basesch Unifsch	Cntyfund#	Sub-Division	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
256388		500	COUNTY - NEMAHA	218,393	31,578	186,815
256391	64-0023	508	SCH DIST JOHNSON-BROCK 23 (ESU 4)	24,936	3,606	21,330
256389	64-0029	510	SCH DIST AUBURN 29 (ESU 4)	179,795	25,997	153,798
256390	64-0029	512	SCH DIST AUBURN 29 BOND	179,795	25,997	153,798
256394	74-0070	519	SCH DIST HUMBLT-TBL ROCK-STNR 70 (ESU 4)	13,662	1,975	11,687
256396	64-4407	544	FIRE DIST BROCK JULIAN	63,511	9,183	54,328
256395	66-4401	546	FIRE DIST AUBURN	118,358	17,114	101,244
256397	74-1903	540	FIRE DIST STELLA	36,524	5,281	31,243
256398		566	NRD NEMAHA	218,393	31,578	186,815
256399		564	ESU 4	218,393	31,578	186,815
256400		568	SOUTHEAST COMMUNITY COLLEGE	218,393	31,578	186,815
256401		570	AG SOCIETY	218,393	31,578	186,815

Mail Tax Statements to :

David R Schmitz
Director - Property Tax
Zayo Group, LLC
1401 Wynkoop Street, Ste 500,
Denver, CO 80202

NEBRASKA DEPARTMENT OF REVENUE, PROPERTY ASSESSMENT DIVISION
 CERTIFIED DISTRIBUTION OF PUBLIC SERVICE ENTITY VALUE
 TAX YEAR 2025
 #64 NEMAHA COUNTY

Certified as of: August 8, 2025

Report: ctyvalue

Company#	Company_Name	TOTAL TAXABLE VALUE	EQUALIZED REAL VALUE	ADJUSTED NET BOOK PERSONAL
290	Magellan Pipeline Company LP	601,066	227,202	373,864
340	Northern Natural Gas Company	4,150,351	792,632	3,357,719
390	Black Hills Nebraska Gas LLC	2,804,135	172,108	2,632,027
581	Southeast Nebraska Communications Inc	88,783	13,695	75,088
600	Great Plains Communications LLC	413,861	42,192	371,669
620	Windstream Nebraska Inc.	4,664,113	141,916	4,522,197
640	Qwest Corporation	2,416	530	1,886
680	Spectrum Advanced Services LLC	2,467	351	2,116
690	Time Warner Cable Business LLC	635	10	625
695	Comcast Business Communications LLC	7,034	304	6,730
705	AT & T Communications	360,250	59,357	300,893
710	MCI Metro Access Transmission Services Corp	1,203	26	1,177
720	MCI Communications Services LLC	30,340	4,523	25,817
730	CenturyLink Communications LLC	1,171,803	354,774	817,029
813	Cellco Partnership	1,097,000	304,842	792,158
840	AT&T Mobility	587,104	357,040	230,064
845	NE Colorado Cellular Inc.	146,950	0	146,950
855	T-Mobile Central LLC	93,348	4,601	88,747
882	Pinpoint Communications Inc	3,139,084	143,016	2,996,068
890	USCOC of Nebraska/Kansas (dba U.S. Cellular)	223,212	52,196	171,016
920	Windstream Network Services of the Midwest, Inc.	113,608	5,791	107,817
970	Zayo Group, LLC	218,393	31,578	186,815
TOTAL		19,917,156	2,708,684	17,208,472