Frank Beltran
PUEBLO COUNTY ASSESSOR
215 W 10th St.
Pueblo, CO 81003

THIS IS NOT A TAX BILL
PLEASE DO NOT REMIT PAYMENT AT THIS TIME.

Real Property

2019 NOTICE OF VALUATION

The assessment rate for residential property is projected to be 7.15 percent, 39-1-104.2(3), C.R.S., A change in the projected residential assessment percentage is NOT grounds for protest or abatement of taxes, 39-5-121(1), C.R.S. Generally, all other property including vacant land and personal property is 29 percent of the current year actual 39-1-104(1),C.R.S.

1408007005

LIPTAK DIANNE CHRISTINE
LIPTAK GREGORY SCOTT
1771 SOUTH RD
PUEBLO CO 81006-1638 U S A

LOCATION: 1771 SOUTH RD

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER		DATE
2019	70S	1408007005		04/30/2019

LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)

LOT 3 LESS RD BLK 7 ST CHARLES MESA

TYPE OF PROPERTY	ACTUAL VALUATION PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Residential Land	40000	40000	+0
Residential Structures	62745	79552	+16807
Total	102745	119552	+16807

Your property was valued as it existed on January 1 of the current year. The value of residential property is based on the market approach to value. Generally, the value of all other property is based on consideration of the market, cost, and income approaches to value. The appraisal data used to establish value is from the 18-month period ending June 30, 2018, 39-1-104(10.2)(a), C.R.S. If insufficient data existed during the 18-month data gathering period, data from each preceding six-month period (up to a period of five years preceding June 30, 2018 may be utilized, 39-1-104(10.2)(d), C.R.S.

VALUE DETAIL INFORMATION

Land

Description	Area
SING FAM RES LAND	2.37 Acres

Residential Building

Style	Type	Grade	Area Above Ground	Unfinished Basement	Finished Basement	Garage
RAN	F	1	756	756	0	252