

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

3804417002

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.

SCHOENFELDER MARALINA J
9004 CASCADE AVE
BEULAH CO 81023-9745 U S A

LOCATION: 9004 CASCADE AVE

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE		
2019	70Z	3804417002	04/30/2019		
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)					
LOTS 20 + 21 + VAC STS BLK "F" MARTINS ADD TO BEULAH ALSO: LOTS OLIVER TWIST + THAT PART OF KICKENS ST ADJ OLIVER TWI ST ON W, + SAM WELLER , LITTLE NELL, MRS. JARLEY; DICKENS B LK + VAC ST ADJ LESS R/W PURPOSES SE NW (3-23-68) + POR LOT S OTHELLO, DESDEMONA, LEAR + HAMLET IN SHAKESPEAR BLK: BEG NW COR LOT OTHELLO, THE E ALG N LN SD LOTS TO WLY LN PRESE NT CO MAINTAINED RD, THE WLY ALG N LN PRESENT PRIVATE RD. T O W LN LOT OTHELLO, THE N ALG W LN SD LOT, 25 FT M/L TO BEG . TOWNSENDS ADD (3-23-68) FORMERLY 38-033-27-005 + 38-044-1					
TYPE OF PROPERTY		ACTUAL VALUATION			
		PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE	
Residential Land		14000	14000	+0	
Residential Structures		301884	331778	+29894	
Total		315884	345778	+29894	
VALUE DETAIL INFORMATION					
Land					
Description		Area			
SING FAM RES LAND		.94 Acres			
Residential Building		Area	Unfinished	Finished	
Style	Type	Above Ground	Basement	Basement	Garage
1AS	F	3012	0	0	750

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.