

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

3815220019

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.

TIHONOVICH PAMELA C
8966 GRAND AVE
BEULAH CO 81023-9765 U S A

LOCATION: 8984 LEAGUE TRL

TAX YEAR		TAX AREA CODE	SCHEDULE NUMBER		DATE	
2019		70W	3815220019		04/30/2019	
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)						
LOT 13 BLK 4 HARVEY SUB ALSO THAT PORTION BY AGREED BOUNDARY LINE #1 + LESS THAT PORTION BY AGREED BOUNDARY LINE #2 BOUNDARY LINE AGREEMENT (PLAT#2070773) FORMERLY #38-152-20-004						
TYPE OF PROPERTY			ACTUAL VALUATION			
			PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE	
Residential Land			10500	10500	+0	
Residential Structures			97197	106253	+9056	
Total			107697	116753	+9056	
VALUE DETAIL INFORMATION						
Land Description			Area			
SING FAM RES LAND			.23 Acres			
Residential Building			Area	Unfinished	Finished	
Style	Type	Grade	Above Ground	Basement	Basement	Garage
RAN	F	2	835	0	0	0

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.