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.

433098002

CHEROKEE + PITTSBURG COAL +
C/O NEWMONT MINING CORP
6363 S FIDDLERS GREEN CIR
GREENWOOD VILLAGE CO 80111-5011 U S A

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER		DATE
2019	70US	433098002		04/30/2019

LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)

ALL OIL GAS + MIN RTS IN: (1) COM NW COR NE 1/4 NW 1/4 TH S 00 DEG 15 MIN W ALG W LINE SD QUARTER-QUARTER SEC 587 FT M/L TO PT 50 FT SLY FR MEAS AT RT ANG TO C/L OF PRESENT STA TE HWY NO 96 (WHICH IS ALSO C/L OF 4TH ST PROD ELY) + PT OF BEG. OF TR OF LAND HEREIN DESC_ TH CONT ON LAST DESC COUR SE 100 FT M/L TO PT 150 FT SLY FR MEAS AT RT ANG TO SD HWY C/L TH N 88 DEG 46 MIN E PAR WITH SD HWY C/L 212 FT TH N 31 DEG 14 MIN W 86.6 FT TH N 88 DEG 46 MIN E 130.7 FT TH N 85 DEG 40 MIN E 363 FT TH ALG ARC OF A CURVE TO LEFT, RAD OF

TYPE OF PROPERTY	ACTUAL VALUATION		
	PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Non. Res. Land	4	4	+0
Total	4	4	+0

VALUE DETAIL INFORMATION

Land Description	Area
SEV'D MINERAL INTERESTS	.63 Acres

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.