

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

4700000096

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.

ROCKY MOUNTAIN URBAN SOLUTION
LLC
1423 S HIGLEY RD STE 127
MESA AZ 85206-3450 U S A

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE
2019	70MB	4700000096	04/30/2019
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)			
A PAR OF LAND LOC IN THE SW4 NE4 + SE4 NW4 10-24-67 MORE PA RT DESC AS FOLLOWS: BEG AT THE CENTER 1/4 COR OF SD SEC 10 ; TH N 89 DEG 09 MIN 36 SEC W, ALG THE S LN OF SD SE4 NW4 A DIST OF 34.99 FT; TH N 02 DEG 10 MIN 13 SEC W, A DIST OF 4 4.94 FT; TH S 89 DEG 17 MIN 26 SEC E, A DIST OF 35.05 FT, T O A PT ON THE N-S CENTERLINE OF SD SEC 10; TH S 89 DEG 16 M IN 51 SEC E, A DIST OF 1,394.02 FT TO A PT ON THE E LN OF T HE SD SW4 NE4; TH S 01 DEG 34 MIN 59 SEC E, ALG THE SD E LN A DIST OF 45.00 FT, TO THE CE 1/16TH COR OF SD SEC 10; TH			
TYPE OF PROPERTY	ACTUAL VALUATION		
	PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Non. Res. Land	15	16	+1
Total	15	16	+1
VALUE DETAIL INFORMATION			
Land Description GRZ 70 A/AU VII-C	Area 1.47 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.