

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.

4724201040

SWITZER CLAIR B TR
 1696 W CHAPEL VIEW LN
 ST GEORGE UT 84770-6867 U S A

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE	
2019	70L	4724201040	04/30/2019	
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)				
LOT 1042 UNIT NO 1 COLORADO CITY AMENDED				
		ACTUAL VALUATION		
TYPE OF PROPERTY	PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE	
Non. Res. Land	5600	5600	+0	
Total	5600	5600	+0	
VALUE DETAIL INFORMATION				
Land Description	Area			
VACANT LOT - RESIDENTIAL	6712 Sq. Feet			

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.