**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.

500098002

CAFFEY BURL O + MABEL R
53 FOREST CREEK CIR
CHICO CA 95928-4173 U S A

| TAX YEAR | TAX AREA CODE | SCHEDULE NUMBER | | DATE |
|---|---|---|---|---|
| 2019 | 60DT | 500098002 | | 04/30/2019 |

LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)

OIL, GAS + MINERAL RTS ONLY BEG PT A WH BEARS S 17 DEG 06 M IN W 1391.4 FT FROM E 1/4 COR SEC 28 TH S 60 DEG 01 MIN W 2 83.6 FT TO PT B TH N 00 DEG 50 MIN E 11.7 FT TO PT C TH N 5 8 DEG 53 MIN E 250 FT TO PT D TH N 88 DEG 20 MIN E 31.5 FT TO PT BEG IN SE 1/4 SE 1/4 28-20-65 0.08A

| TYPE OF PROPERTY | ACTUAL VALUATION | | |
|---|---|---|---|
| | PRIOR YEAR VALUE | CURRENT YEAR VALUE | INCREASE (-) DECREASE |
| Non. Res. Land | 1 | 1 | +0 |
| Total | 1 | 1 | +0 |

VALUE DETAIL INFORMATION

Land

| Description | Area |
|---|---|
| SEV'D MINERAL INTERESTS | .08 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.