

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

511308002

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.

SKYBA DESIREE + BRETT W
4303 WIDENER ST
PUEBLO CO 81008-2805 U S A

LOCATION: 4303 WIDENER ST

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE	
2019	60B	511308002	04/30/2019	
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)				
LOT 2 BLK 5 WESTRIDGE FILING #6 FORMERLY #05-113-00-006 + 008				
TYPE OF PROPERTY		ACTUAL VALUATION		
		PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Residential Land		23900	23900	+0
Residential Structures		179988	203740	+23752
Total		203888	227640	+23752
VALUE DETAIL INFORMATION				
Land Description		Area		
SING FAM RES LAND		9014 Sq. Feet		
Residential Building		Area	Unfinished	Finished
Style	Type	Grade	Above Ground	Basement
2ST	F	2	2188	0
				0
				684

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.