

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

517000005

HIGHBERGER DANIEL ALBERT
KORB ELIZABETH
C/O WAGGONER CONRAD
3923 AUGUSTA LN
PUEBLO CO 81001-4915 U S A

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.

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE	
2019	60C	517000005	04/30/2019	
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)				
S 1/2 SE 1/4 17-20-65 80A				
TYPE OF PROPERTY		ACTUAL VALUATION		
		PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Non. Res. Land		30000	30000	+0
Total		30000	30000	+0
VALUE DETAIL INFORMATION				
Land				
Description		Area		
RES UNPLTD 35 TO 99.99 ACRES		80 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.