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.

525443004

ALEXANDER GRAYLING LTD
201 W 8TH ST STE 500
PUEBLO CO 81003-3034 U S A

LOCATION: 201 W 8TH ST

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER		DATE
2019	60B	525443004		04/30/2019

LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)

LOTS 1 TO 16, BLK 14 COUNTY ADD TO THE CITY OF PUEBLO; TOGE THER WITH ALL OF VAC 9TH ST FROM THE W LINE OF MAIN ST TO T HE E LINE OF COURT ST + VAC ALLEY IN BLK 14 COUNTY ADD. FOR MERLY 05-254-43-003

TYPE OF PROPERTY	ACTUAL VALUATION PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Non. Res. Land	620928	620928	+0
Non. Res. Structures	2533424	2533424	+0
Total	3154352	3154352	+0

VALUE DETAIL INFORMATION

Land

Description	Area
COMM LAND-OFFICES	118272 Sq. Feet

Commercial Building

Description	Area	Year Built	Stories	Grade
BANK	122704	1974	8	2

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.