

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.

536205008

TANNER RICHARD C  
 1803 SEMINOLE LN  
 PUEBLO CO 81001-1511 U S A

LOCATION: 718 W 4TH ST

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE
2019	60BE	536205008	04/30/2019

LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)

LOT 25 BLK 3 THATCHER + GAST SUB

TYPE OF PROPERTY	ACTUAL VALUATION		
	PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Residential Land	9000	9000	+0
Residential Structures	41112	48802	+7690
<b>Total</b>	<b>50112</b>	<b>57802</b>	<b>+7690</b>

### VALUE DETAIL INFORMATION

Land Description			Area			
			25X120 Feet			
Residential Building			Area	Unfinished	Finished	
Style	Type	Grade	Above Ground	Basement	Basement	Garage
RAN	M	1	1012	0	0	0

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.