

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.

Mobile Home Property
2019 NOTICE OF VALUATION

7360020380

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.

KATZER NICKOLAS J
1737 N SILVER OAK LN
PUEBLO WEST CO 81007-1231 U S A

LOCATION: 3333 STARLITE DR SP 27

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER			DATE
2019	60B	7360020380			04/30/2019
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)					
LA VISTA HILLS MHP SP 27 CHAMPION 1972 12X65 VIN: 05296981 53D					
		ACTUAL VALUATION			
TYPE OF PROPERTY		PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE	
Residential Structures		4356	4199	-157	
Total		4356	4199	-157	
VALUE DETAIL INFORMATION					
Mobile Home			Year		
Description	Length	Width	Built	Grade	
CHAMPION	62	12	1972	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.