

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.

4722000005

ZORICH PATRICIA A TRUST  
 PO BOX 19365  
 COLORADO CITY CO 81019-0365 U S A

LOCATION: 6101 KANEACHE BLVD

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER		DATE
2019	70MB	4722000005		04/30/2019
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)				
22-24-67 SE4 NW4 FORMERLY #47-220-00-001				
		ACTUAL VALUATION		
TYPE OF PROPERTY		PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Residential Land		52000	52000	+0
Residential Structures		95175	127050	+31875
<b>Total</b>		<b>147175</b>	<b>179050</b>	<b>+31875</b>
VALUE DETAIL INFORMATION				
Land				
Description		Area		
SING FAM RES LAND		40 Acres		
Residential Building		Area	Unfinished	Finished
Style	Type	Grade	Basement	Basement
MFD	F	9	Above Ground	Garage
			2147	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.