

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

600098066

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.

DRAGONS EYE CORP
6174 S MACON WAY
ENGLEWOOD CO 80111-5818 U S A

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE
2019	70E	600098066	04/30/2019
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)			
OIL + MIN RTS IN COMM PT WHICH IS INTERSECTION OF C/L OF MC CULLOCH BLVD + SWLY R/W LINE OF COLO STATE HWY NO 50 AS SHOWN ON THE MAP OF RECORDED TR NO 331 REC #380801 RECORDS OF PUEBLO CO COLORADO, TH N 18 DEG 29 MIN 13 SEC E ALG N ELY PROLONGATION OF C/L OF MC CULLOCH BLVD, 1774 FT TH S 71 DEG 30 MIN 47 SEC E 70 FT TO THE TRUE PT OF BEG, TH S 71 DEG 30 MIN 47 SEC E 395.89 FT TH 18 DEG 29 MIN 13 SEC E 630 FT TH N 71 DEG 30 MIN 47 SEC W 387.88 FT TO PT OF BEG OF TANG CURVE, CONCAVE TO SE + HAVING A RAD OF 20 FT TH NWLY ALG SD			
TYPE OF PROPERTY	ACTUAL VALUATION		
	PRIOR YEAR VALUE	CURRENT YEAR VALUE	INCREASE (-) DECREASE
Non. Res. Land	42	42	+0
Total	42	42	+0
VALUE DETAIL INFORMATION			
Land			
Description	Area		
SEV'D MINERAL INTERESTS	6.04 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.