

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

600098069

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.

COGBURN C V
C/O C V COGBURN TRUST
10600 S ROAD V
MANTER KS 67862-9539 U S A

TAX YEAR	TAX AREA CODE	SCHEDULE NUMBER	DATE
2019	70AT	600098069	04/30/2019
LEGAL DESCRIPTION OF PROPERTY - (MAY BE INCOMPLETE)			
1/4 INT IN OIL,GAS + MR 27-20-66 SW4; S2 SE4 CONTG 240A M/L			
TYPE OF PROPERTY		ACTUAL VALUATION	
		PRIOR YEAR VALUE	CURRENT YEAR VALUE
Non. Res. Land		420	420
Total		420	420
			INCREASE (-) DECREASE
			+0
			+0
VALUE DETAIL INFORMATION			
Land		Area	
Description			
SEV'D MINERAL INTERESTS		240 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.