



I intend to submit additional evidence within the required time limit of 15 days prior to the hearing date.

My appeal is complete. I have provided all the evidence that I intend to submit, and request that my appeal be reviewed based on the evidence submitted.

Check the following statement that applies to who is filing this appeal:

I am the owner of record for this property and my name appears on the assessment roll

I am the agent or assigns of the owner of record for this property (provide additional documentation outlined in VMC

3.12.110 (D))

Oath of Appellant: I hereby affirm that the foregoing information and any additional information that I submit is true and correct.

Cresta Burtlett  
Signature of Appellant / Agent / Assigns

3/20/2024  
Date

Printed Name of Appellant / Agent / Representative

**For administrative use only**

**Action by Assessor**

**For administrative use only**

Our assessments are conducted in accordance with the relevant regulations, particularly Ataska Statute 29.45.110, which stipulates the methodology for determining property values based on current market conditions. Based on the appeal review and conversation with the property owner - we recommend no change in the assessed value. The assessed value is supported by sales data and is assessed equitable to similar properties.  
Tried to reach property owner multiple times via cell phone 4/9/2024 12:26pm; 4/12/2024 12:35pm was not able to connect. Sent a follow email as well. No response.

Was the value adjusted by the Assessor

YES

NO

Adjusted Assessed Value

Land

Improvements

Total

[Signature]

Signature of Assessor

4/16/2024

Date

VMC 3.12.110 (H) - If the assessor and the appellant mutually resolve a duly filed appeal prior to a hearing by the board of equalization, the appellant may withdraw that appeal. The appellant's withdrawal must be filed in writing with the assessor or stated under oath at a board of equalization hearing prior to the assessor closing the appeal.

I hereby accept the foregoing assessed valuation in the amount of \$ \_\_\_\_\_ and withdraw my appeal to the Board of Equalization.

20 I hereby reject the foregoing assessed valuation and will proceed with my appeal before the Board of Equalization.

[Signature]  
Signature of Appellant / Agent / Assigns

3/20/2024  
Date

For administrative use only

For administrative use only

Action by Board of Equalization

The BOE found that the assessment for \_\_\_\_\_ was:  
Property ID/ Address

EXCESSIVE  IMPROPER  UNEQUAL  UNDER VALUED

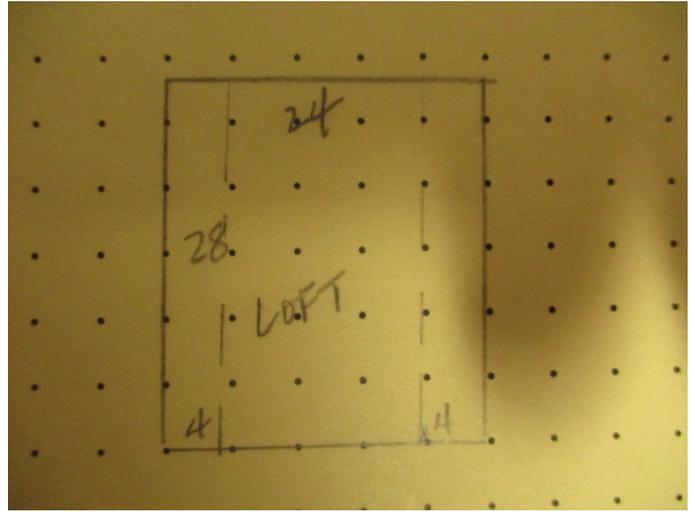
Based on the following evidence provided:


Adjusted Assessed Value	_____	_____	_____
	Land	Improvements	Total

\_\_\_\_\_  
Signature of BOE Chair

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of BOE Clerk (City Clerk)



**CURRENT OWNER**

**EVERETT BARTLETT**  
 [REDACTED] VALDEZ AK 99686-3044

**Property Identification**

Parcel # **7060-003-005-1** Use **R - Residential**  
 City Number **233** Property **Cabin**  
 Service Area **Valdez**

**Property Information**

Improvement Size **1,120 SF** Year Built **2012 Actual** Land Size **24,499 SF**  
 Basement Size  Effective Age **5** Zone **C**  
 Garage Size  Taxable Interest **Partial Exempt**

**Legal Description**

Plat # **2000-5** Lot # **5C** Block  Tract  Doc # **2008-000593-0** Rec. District **318 - Valdez**  
 Describe  Date recorded

**PROPERTY HISTORY**

Year	Taxable Interest	Land	Improvement	Assessed Value	Exempt Value	Taxable Value	Trending
2024	Partial Exempt	\$134,700	\$125,400	\$260,100	-\$209,381	\$50,719	
2023	Partial Exempt	\$61,200	\$200,100	\$261,300	-\$210,347	\$50,953	Res +20%
2022	Partial Exempt	\$61,200	\$166,700	\$227,900	-\$183,460	\$44,440	
2021	Partial Exempt	\$61,200	\$113,900	\$175,100	-\$71,791	\$103,300	

**NOTES**

11/30/2021 - New book. MO  
 MARS values for the tax year 2021 are only for informative purposes and may be different from the 2021 Tax Roll values due to rounding. Please refer to the 2021 Tax Roll for the true/actual pre rounding values. 2021 Tax Roll value for this property is \$103,309.00

**LAND DETAIL**

Market Neighborhood  Site Area **24,499** SF Topo **Level** Vegetation **Cleared**

Access **Public road** Frontage  Ft Road View **Neutral** Soil **Typical**

Utilities  Typical  Water  Sewer  Telephone  Electric  LQC

Comments

**SITE IMPROVEMENTS**

Site Improvements  Total

Description	Area	Unit Value	Adj.	Value	Comments
	24,499	SF x \$5.50		= \$134,745	
		SF x		=	
		SF x		=	
		SF x		=	
<b>Total</b>	<b>24,499</b>	<b>SF</b>	Fee Value:	<b>\$134,700</b>	

**SUMMARY FEE SIMPLE VALUATION**

Inspected By  Date Inspected  Valued By  Date Valued

VALUATION CHECK	FEE VALUE SUMMARY
The Total Fee Value <b>\$50,719/1,120 SF</b> Indicates <b>\$232.23 Value/SF GBA</b>	<b>Total Residential \$109,100</b>
Income Value =                      NOI Ratio                      = NOI                      /                      =	<b>Total Commercial</b>
Comments <input type="text"/>	<b>Other Improvements \$16,300</b>
	<b>Total Improvements \$125,400</b>
	<b>Land &amp; Site imp \$134,700</b>
	<b>Total Property Value \$260,100</b>

**EXEMPTION DETAIL**

	Land	Improvements	Total	Percent Occupied <b>80.5%</b>
Fee Value	\$134,700	\$125,400	\$260,100	Comments <input type="text"/>
Sr. Citizen	-\$49,053	-\$100,947	-\$150,000	
Primary	-\$59,381	\$0	-\$59,381	
<b>Total Exempt</b>	<b>-\$108,434</b>	<b>-\$100,947</b>	<b>-\$209,381</b>	
<b>Taxable Value</b>	<b>\$24,453</b>	<b>\$24,453</b>	<b>\$50,719</b>	



RESIDENTIAL																
Description	Cabin	Property Type	Cabin	Design	1.5 Fin		Bedrooms	2								
Quality	Q4 - Average+	Plumbing Fixture Count	Typical	Energy Efficiency	Typical		Bathrooms	1								
							Other Rooms	2								
							Total Rooms	5								
Roof	<input type="checkbox"/> Typical <input type="checkbox"/> Comp <input checked="" type="checkbox"/> Metal <input type="checkbox"/> Wood shingles <input type="checkbox"/> Other															
Exterior	<input type="checkbox"/> Typical <input type="checkbox"/> Wood <input type="checkbox"/> Metal <input type="checkbox"/> Cement Fiber <input checked="" type="checkbox"/> Log <input type="checkbox"/> Vinyl <input type="checkbox"/> Other															
Foundation	<input type="checkbox"/> Typical <input checked="" type="checkbox"/> Concrete Perim <input type="checkbox"/> Slab <input type="checkbox"/> Piling <input type="checkbox"/> Other															
Heat Fuel	<input type="checkbox"/> Typical <input checked="" type="checkbox"/> Oil <input type="checkbox"/> Electric <input type="checkbox"/> Wood <input type="checkbox"/> Other															
Heat Type	<input type="checkbox"/> Typical <input type="checkbox"/> BB <input type="checkbox"/> Space Heater <input type="checkbox"/> Radiant <input checked="" type="checkbox"/> Forced Air <input type="checkbox"/> Heat Pump <input type="checkbox"/> Other															
Interior	<input checked="" type="checkbox"/> Typical <input type="checkbox"/> Sheetrock <input type="checkbox"/> Plywood <input type="checkbox"/> Panel WD <input type="checkbox"/> Other															
Floor	<input checked="" type="checkbox"/> Typical <input type="checkbox"/> Slab <input type="checkbox"/> Plywood <input type="checkbox"/> Carpet <input type="checkbox"/> Vinyl <input type="checkbox"/> Wood - Laminate <input type="checkbox"/> Other															
Extra Lump Sums								Total								
Porches,								Total								
Garage																
Built-in	<input type="checkbox"/>	SF	Basement Garage	<input type="checkbox"/>	SF	Attached	<input type="checkbox"/>	SF	Detached	<input type="checkbox"/>	SF	Carport	<input type="checkbox"/>	SF	Finished	<input type="checkbox"/>
Comments																
Basement																
Size			Finished Size			Describe										
Description	Status	Area	Base Value	Factor	Unit Value	RCN	% Good	Net Value								
1.5 Fin Hous	Finished	1,120	SF \$124.36	1.45	\$180.32	\$201,961	54%	\$109,059								
			SF		\$0.00	\$0										
			SF		\$0.00	\$0										
			SF		\$0.00	\$0										
			SF		\$0.00	\$0										
Additional Adjustment																
Lump Sum Total																
<b>Cabin</b>							<b>Total</b>		<b>\$109,100</b>							
Comment																



OTHER IMPROVEMENTS

Description	Status	Quality	Size	UOM	Unit	RCN	% Good	Ad Adj.	Net Value
Shed	Finished	Typical	192	SF	\$43.5	\$8,352	91%		\$7,600
Comment				Base Value	\$30	Factor	?	Age	Life

Description	Status	Quality	Size	UOM	Unit	RCN	% Good	Ad Adj.	Net Value
RV Spaces	Finished	Typical	10	Eac	\$870	\$8,700	100%		\$8,700
Comment				Base Value	\$600	Factor	?	Age	Life

10/14  
Value @ 100%  
SC

7060-003-005-1  
Lot 5 C Sleepy Hollow, Add #3

MARKS

7060-003-005-1

101 E CHENA  
LOT 5 C SLEEPY HOLLOW ADD NO 3

Chena RV Park

*[Faint handwritten notes and scribbles, possibly including "RV Park" and "Chena"]*



Owner \_\_\_\_\_

Mailing Address \_\_\_\_\_

2040-003-005-1  
Lot 5 & Sleepy Hollows, Add #3

Permits \_\_\_\_\_ Date Built \_\_\_\_\_ Effec. Age \_\_\_\_\_

Foundation P A G E Exterior P A G E Interior P A G E

**BUILDING TYPE AND USE**

SFR \_\_\_\_\_  
 2FR \_\_\_\_\_  
 Other \_\_\_\_\_  
 No. Stories \_\_\_\_\_  
 Attic Finished \_\_\_\_\_ %  
 Basement \_\_\_\_\_  
 Frame \_\_\_\_\_  
 Concrete \_\_\_\_\_ Block \_\_\_\_\_  
 Log \_\_\_\_\_

**BUILDING STYLE**

Ranch \_\_\_\_\_  
 2-Story \_\_\_\_\_  
 Tri-Level \_\_\_\_\_  
 Split Level \_\_\_\_\_  
 A-Frame \_\_\_\_\_  
 Other \_\_\_\_\_

**FOUNDATION**

Concrete \_\_\_\_\_ Thick \_\_\_\_\_  
 Conc. Block \_\_\_\_\_  
 Wood Posts \_\_\_\_\_  
 Skids \_\_\_\_\_  
 Wood Sills \_\_\_\_\_

**BASEMENT**

Partial \_\_\_\_\_  
 Full \_\_\_\_\_  
 Cribbed \_\_\_\_\_  
 Concrete \_\_\_\_\_  
 Outside Entrance \_\_\_\_\_  
 Living Area \_\_\_\_\_  
 % Finished \_\_\_\_\_

**EXTERIOR**

Concrete \_\_\_\_\_ Block \_\_\_\_\_  
 Sheathing \_\_\_\_\_ Kind \_\_\_\_\_  
 Building Paper \_\_\_\_\_  
 Insulation \_\_\_\_\_ Kind \_\_\_\_\_  
 Stucco \_\_\_\_\_  
 Siding \_\_\_\_\_ Kind \_\_\_\_\_  
 Shankes \_\_\_\_\_  
 Bricktex \_\_\_\_\_  
 Log \_\_\_\_\_ Slab \_\_\_\_\_  
 Log Siding \_\_\_\_\_  
 Metal \_\_\_\_\_  
 Plywood \_\_\_\_\_

**ROOF**

Flat \_\_\_\_\_ Gable \_\_\_\_\_ Hip \_\_\_\_\_  
 Other \_\_\_\_\_ Kind \_\_\_\_\_  
 Shingle \_\_\_\_\_  
 Shakes \_\_\_\_\_  
 Comp. No. \_\_\_\_\_ Shingle \_\_\_\_\_  
 Insulation \_\_\_\_\_ Kind \_\_\_\_\_  
 Tar Paper \_\_\_\_\_  
 Metal \_\_\_\_\_ Kind \_\_\_\_\_  
 Built Up \_\_\_\_\_  
 Other \_\_\_\_\_

**INTERIOR**

Insulation Board \_\_\_\_\_  
 Plasterboard \_\_\_\_\_  
 Plaster \_\_\_\_\_  
 Masonry \_\_\_\_\_  
 Wood Paneling \_\_\_\_\_  
 Plywood \_\_\_\_\_  
 Finished \_\_\_\_\_  
 Unfinished \_\_\_\_\_  
 Open Stud \_\_\_\_\_

**INTERIOR (Continued)**

Trim \_\_\_\_\_ Kind \_\_\_\_\_  
 Grade \_\_\_\_\_ P A G E \_\_\_\_\_  
 Windows \_\_\_\_\_  
 Floor \_\_\_\_\_ Rooms \_\_\_\_\_ Baths \_\_\_\_\_  
 Basement \_\_\_\_\_  
 1st Floor \_\_\_\_\_  
 2nd Floor \_\_\_\_\_  
 3rd Floor \_\_\_\_\_  
 Attic \_\_\_\_\_  
 Total No. \_\_\_\_\_

**HEAT**

Fuel \_\_\_\_\_ Oil \_\_\_\_\_ Gas \_\_\_\_\_ Wood \_\_\_\_\_  
 Stove \_\_\_\_\_  
 Coal \_\_\_\_\_ Stoker \_\_\_\_\_  
 Hot Water \_\_\_\_\_  
 Hot Air Forced \_\_\_\_\_  
 Radiant \_\_\_\_\_  
 Space Heater \_\_\_\_\_ Kind \_\_\_\_\_  
 Floor Furnace \_\_\_\_\_  
 Number of Chimneys \_\_\_\_\_  
 Kind \_\_\_\_\_

**NUMBER OF FIREPLACES**

Masonry \_\_\_\_\_  
 Free Standing \_\_\_\_\_  
 E Z \_\_\_\_\_  
 Woodstove \_\_\_\_\_

**UTILITIES**

Water \_\_\_\_\_  
 Well \_\_\_\_\_  
 Sewer \_\_\_\_\_  
 Septic \_\_\_\_\_

REMARKS

**GARAGE**

Built In \_\_\_\_\_  
 Attached \_\_\_\_\_  
 Detached \_\_\_\_\_  
 Carport \_\_\_\_\_

**PORCHES**

Size \_\_\_\_\_ Area \_\_\_\_\_  
 Covered \_\_\_\_\_ SF  
 Open \_\_\_\_\_ SF

**DECKS**

Size \_\_\_\_\_ Area \_\_\_\_\_  
 Covered \_\_\_\_\_ SF  
 Open \_\_\_\_\_ SF

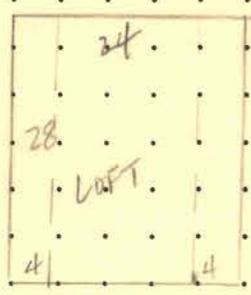
**YARD IMPROVEMENTS**

Accessory Bldgs.	Area	Age	Floor	Roof	Interior	Heat	Plumb.	Unit Cost	Adds & Deducts	Repl. Cost	Net Cond. %	Deprec. Cost
24x28 Fnd	672	2010	WD	MTL	2011-045	2011	N					
CABIN WFT	418	2011	WD	MTL	075	N	N	F/P 74700 x 1.40		104580	40% comp	41800
12x10 SPAN	192	2010	WD	MTL	075	N	N	25.00 x 1.40		6720	50% comp	3400

BUILDING VALUE CALCULATIONS				Performed by _____ Date _____		BUILDING AREA CALCULATION			
Grade	Area	Unit Cost	Total	Inspection	Classification	Floor or Part	Width	Length	Area
				Calculation					
				Review					

ADDITIONS AND DEDUCTIONS				DEPRECIATION		Notes:
				a. Effective Age	%	
125 SPAN	500	5000		b. Physical Condition	%	
				c. Obsolescence item:	%	
				d. Total Depreciation (a+b+c)	%	
				e. NET CONDITION (100-d)	%	

SUMMARY OF APPRAISED VALUE			
Total Replacement Cost New	\$		
Cost Conversion Factor			
Adjust Replacement Cost	\$		
Percent Complete			
\$ X %	\$		
Principal Building Appraisal		109,800	
Other Principal Bldg. Appraisal		SPAN 5000	
Accessory Buildings Appraisal		SPAN 3600	
Total Building Appraisal		113,900	
Total Land Appraisal		61,200	
<b>TOTAL APPRAISED VALUE</b>	\$	<b>175,100</b>	



Scale 1/4" = 5'