ł	Assessor's	From	Land	Improvem	ents	Total
	Decision		\$	\$		\$
		То	T	T		_*
			\$	\$		\$
ses	sor's reason for	decision:				
		-				
					2010/00/00/00	
-						
_						
A						
						See Attach
						<u> </u>
ate re	eceived Deci	ision made b	y Date	Approved by	Date	Date mailed
)			Date n	otified		
,		Mail	7			
		Telep	hone			
		In pe	rson			
					al la a calla constitua alura	
		the Asses	sor's decision	n Block 1 above an	a nereby withura	aw my appear.
		ACCEPT Equalizati		decision and desire	to have my app	eal presented to the
ignat	ure of owner or auth	orized agent	[	Date signed	Print name	
2						
3)				1	te \$	Total \$
	d of Equalization De	ecision La	ind\$	improvemen	ιο ψ	10tal \$

	p.m (postmarks not accepted). Return to Valdez	
Appeals may be faxed to (907) 835-2992.	If faxed, original must be received within 15 day	S.

CITY OF VALDEZ ADM	NISTRATIVE REVIEW AND APPEAL	
P.O. Box 307, Valdez, AK 99686	Phone: (907) 835-4313	Appeal # <u>92</u>

This form is for you to appeal the assessed valuation on your property. Complete Blocks 1, 2 and 3. Retain a copy for your record and return or mail the original copy to the Finance Dept. Appeals must be returned no later than 5 p.m. on above date. The assessor will contact you regarding your appeal.

1).	appeal the value of tax parcel #
	Property address (or legal description, mile, etc.): 1573 Dewey Court
	Print owner's name (as listed on valuation roll): Andrew & Kristine Roche
	Owner's mailing address: Po Box (082
	Smail: andrew Croche Qyahro.com
	Address to which all correspondence should be mailed (if different than above):
	Day Phone: 907-255-3739 Evening Phone: SAME
2).	Assessor's Value Land \$ 321000 Improvements \$ Total \$ Purchase Date:
	Owner's Estimate 3 000 275000 \$ 308000 9/20/6   of Value Land \$ Improvements \$ Total \$ Purchase Price:
	Owner's reason for estimate of value (including inventory corrections, sales of comparable properties, and property income statements, if appropriate). The Appellant bears the burden of proof. The only grounds for adjustment of assessment are proof of unequal, excessive, improper, or under-valuation based on facts that are * stated in a valid written appeal or proven at the appeal hearing.
	or comparible sales in the commity that indicate
	an increase of tax assignent is norrasted.
	This value of fors comparible komes in our subdinsing
	are \$254,200 \$ \$240,000 THESE values are for 10+2-Blocks Not 1-Brock 5 repretfolde. See Attached
3).	I hereby affirm that the foregoing information is true and correct, that I have read and understand the
	guidelines above, and that I am the owner or owner's authorized agent of the property described above.
	An 4/2/20
	Signature of owner of authorized agent Date signed Print name (if different from item #1)
	Subscribed and sworn to before me this day of,,
	NOTARY PUBLIC in and for ALASKA

My commission expires

All appeals must be signed. Lack of signature automatically sends appeal to BOE. Lack of representation at BOE can possibly result in original assessment or higher. NOTE: Statements made by the petitioner herein will not be considered as evidence unless the petition is verified under oath.

	Lor 2 BLK 5	→ 上 た	
	Cottonwood	1593 DEWEY LOT 2 BLK 5 COTTONWOOD SUBD, PHASE 1	
		Hill Durgni	
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	Size: 90.82 X	110		Area: 8927 #				Use Zone:
	Valuation Code:				Land Us	e: PES		Unit Price: Sit
	INFLUENCES:	PLUS	MINUS	Year of \	aluation:	2017	Basic Land Value	
	Depth				Plus or (Minus) Factors	S		
	Topography				Net Value of Land			
	Irregular							
	View	1						
	Drainage		Remarks	:	_			
	Physical Barriers							
	Access							
	Corner							
	Water					<u> </u>		
	Sewer							
	Sidewalk							
	Paving							
	Alley							LAND VALUE
	Curb & Gutter							
	Other							
	TOTAL							
	Net + ()							
YEAR	0110100		1	ASSE	SSED VALU	ATION	F	REASON
	OWNER		F	Land	Bldgs.	Total	d	R CHANGE
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992 E.G. Development Corp				ZAMA		32ANN	C.T.	
1993 6/	30/92 Alasta P	adtime		32000		32000	SwJ .	
993 6/	30/92 Alasta P	adtime		52000		32000	2007	
993 6/	30/92 Alasta P	adtime					2007	
993 6/	195 - Stonley B. Peters 28/93 Dolt Point -195 - David R Calvin	adtime		52000		32000	2007	
993 6/1 1995 6/1 112 96 7/1	30/92 Alasta P	peline constance + constance	Page	52000		32000	2007	
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Permits     Date Built     Page     Effect. Age       Stat     RT     Interior     P A G P     Foundation     P A G P       State     Extentor     P A G P     Foundation     P A G P     G P       State     Extentor     P A G P     Foundation     P A G P     G P       State     Extentor     P A G P     Foundation     P A G P     G P       State     Extentor     P A G P     Foundation     P A G P     G P       Other     Basement     Extentor     Foundation     File     File       Other     Basement     Extentor     Foundation     File     File       Prame     Stoce     Stoce     Foundation     Foundation     Foundation       Concrete     Block     Bricklex     Stoce     Stoce     Stoce     Stoce       Concrete     Total No.     5/13     G     Coal     Rotal     Rotal <th>he must be</th> <th></th> <th>Data Built 1995</th> <th>Effec. Age</th> <th></th>	he must be		Data Built 1995	Effec. Age		
SUILDING TYPE AND USE   4. EXTERIOR   6. INTERIOR (Continued)   7. FLOORS (Continued)     2. FR   Concrete   Block   Trim   Kind     2. FR   Sheaking   Sheaking   Kind     3. No. Stories   Insulation   Kind     3. No. Stories   Silding   Kind     Attic Finished %   Silding   Kind     Silding   Kind   Basement     Frame   Shakes   Silding     Concrete   Block   Bricktex     Log   Silding   Attic     Log   Silding   Attic     Concrete   Total No.   5/3   Coal     Vood Posts   S. ROOF   Tate No.   5/3   Coal     Skide   S. ROOF   Tate Floor   Floor   Matter     Shakes   Comprete   Shakes   Space Meater   Kind     Wood Site   Floor   Floor   Floor   Mumber of Chimneys     Wood Site   Floor   Shingle   Kind   Store     Skide   S. ROOF   Tate Floor   Number of Chimneys   Windows <t< th=""><th></th><th></th><th></th><th></th><th></th></t<>						
SFR   Concrete   Block   Trim   Kind     2 FR   Sheathing   Kind   Grade   P A G E     2 More   Building Paper   Windows   Bath     2 No. Stories   Insulation   Kind   Basement   Basement     Attic Finished   Store   Bicktex   Basement   Basement     Shakes   Bicktex   Bicktex   Basement   Basement     Log   Bicktex   Bicktex   Bicktex   Bicktex     2 FOUNDATION   Motal   Motal   Total No. \$/3   Grade of     Floor Plan   P A G   Colling Height   Store   Besement   Store     Concrete   Thick   Plywood   Grade of   Hot air Forced   Water     Vood Sills   S. ROOF   Fist Floor   Showe of Chinneys   NUMBER OF FilePLACES     Skids   S. ROOF   Shakes   Grade of   NUMBER OF FilePLACES     Full   Comp. No. Shingle   Shingle   Shakes   Grade of     Full   Comp. No. Shingle   Kind   Bath Roon Finish   9. PLUMBING     Conter & Kind   Shakes<	bserved Physical Condition	Exterior P A @	Interior P A	G D Foundation	PAGE	
2 FR   Sheathing   Sheathing   Sheathing   Nicker     Other   Building Paper   Windows   Bath     Attic Finished   Sicoco   Situcco   Bath     Attic Finished   Sicoco   Situcco   Bath     Besement   Siding   Kind     Frame   Shakes   Siding   Kind     Concrete   Bick   Bickkex   Bick     Log   Siding   Attic   Siding   Attic     Concrete   Thick   Bick   Basement   Basement     Concrete   Thick   Grade of   Floor   Hot Water     Concrete   Thick   Grade of   Hot Water   Water     Skids   5. ROOF   Flat   Grade of   Number of Chimeys.     Skids   5. ROOF   Shingle   Shingle   Shingle     Cororete   Other   Kind   Shingle   Shingle     Cribbed   Comp. No. Shingle   Shingle   Shingle   Shingle     Cribbed   Fin. Kala   Shingle   Shingle   No. Tubs   Single     String Area </td <td></td> <td>4. EXTERIOR</td> <td>6. INTERIOR (Continued)</td> <td>7. FLOORS (Continued)</td> <td>07</td>		4. EXTERIOR	6. INTERIOR (Continued)	7. FLOORS (Continued)	07	
Attic Finished   Stucco   Floor	2 FR Other	SheathingKindBuilding Paper	Grade P A G E	Kitchen Bath	an wa	
Concrete   Block   Ericktex   2d Floor   1/2   Z     Log   Siding   3r Floor   1/2   Z   3. HEAT   Fuel 1/2011   Gas   Wood     Concrete   Thick   Plywood   Grade of   Stove	Attic Finished%	Stucco SidingKind	Basement		et	
. FOUNDATION	Concrete Block	BricktexSlab	3rd Floor	Fuel ZOilGasWood		
Concrete   Thick   Grade of     Conc. Block   Floor Plan P A G   Hot water     Wood Posts   Skids   Sadiant     Skids   S. ROOF   Ist Floor     Wood Sills   S. ROOF   Ist Floor     Partial   S.F.   Shingle     Partial   S.F.   Shingle     Concrete   Other   Kitchen P A G     Partial   S.F.   Shingle     Concrete   Shingle   Shingle     Concrete   Shingle   Shingle     Concrete   Shingle   Grade of     Partial   S.F.   Shingle     Comp. No.   Shingle   Shingle     Concrete   Insulation   Kind     Insulation   Kind   Bath Room Finish     9. PLUMBING   Stitlourinshed     Pin. Floor   Kind     Fin. Walis   Shindle     Insulation Board   Shed Type     Shed Type   Size     Malis   Stet Type     Size   Matic Useful     Malis   Soc.     Malis   Plasterboard <td>. FOUNDATION</td> <td>Metal</td> <td></td> <td></td> <td>9. PLUMBING (Continued)</td>	. FOUNDATION	Metal			9. PLUMBING (Continued)	
BASEMENT   UTA   Other   Kind	Conc. Block Wood Posts Skids		Floor Plan P A G Ceiling Height Basement	Hot air Forced Radiant Space HeaterKind	Sewer	
Cribbed   Comp. No. Shingle   Kitchen P A G E   Basement   11. GARAGE     Concrete   Insulation   Kind   Size   11. GARAGE     Outside Entrance   Metal   Kind   Bath Room Finish   9. PLUMBING   2GBL   12. CGBL     Rec. Room   Size   Metal   Kind   Bath Room Finish   9. PLUMBING   12. PORCHES     Living Area   Size   Other   Attic Stairway   Grade   12. PORCHES     Fin. Valls   Kind   Mind   Shed Type   Size   No. Toilets   12. PORCHES     Insulation Board   Shed Type   Size   No. Shower Stalls   13. YARD IMPROVEMENTS     Walls   O.c.   Plaster   7. FLOORS   No. Gail   13. YARD IMPROVEMENTS     Roof   O.c.   Plywood   Bridged   Quality P A G E   13. YARD IMPROVEMENTS     Other   Unfinished   Beam Size   O.c.   Total No. Fixtures   Insulation Size		OtherKind	Attic			
Rec. Room   Size   Metal   Nind     Living Area   Size   Built-up   Attic Stairway   Grade     Fin. Walls   Kind   Attic Unfinished   No. Tubs_w/shw   12. PORCHES     Fin. Floor   Kind   Mumber Dormers   No. Kitch. Sinks   12. PORCHES     Insulation Board   Shed Type   Size   No. Kitch. Sinks   12. PORCHES     Walls   O.c.   Plasterboard   Gable   Size   No. Shower Stalls     Walls   O.c.   Masonry   Tst Floor   No. Gal.   Kind     Floor   O.c.   Finished   Post Size   O.c.   Total No. Fixtures     Other   Unfinished   Beam Size   O.c.   Total No. Fixtures   Direction Size	Cribbed Concrete	Comp. NoShingle InsulationKind Tar Paper	Kitchen P A G E Oven Built-in Range Built-in	Basement 1st FloorType FP €Z	11. GARAGE	
Fin. Floor   Kind     Fin. Ceiling   Kind     6. INTERIOR   Attic Useful     Insulation Board   Shed Type     Shed Type   Size     Observed   Gable     Size   No. Shower Stalls     Plasterboard   Plaster     Plaster   7. FLOORS     No. Gal.   Kind     No. Call with the dimension of the dimens	Living Area Size	Built-up	Attic Stairway	Grade		
3. FRAME  Plasterboard  Gable  Size  No. Shower Stalls	Fin. CeilingKind	6. INTERIOR	Attic Useful%	No. Toilets No. Basins	OP = (4228) +325) = 1	
Walls   O.c.   Plaster   7. FLOORS   —Hot Wa. Tanks					CP = 0×1 = 328	
Floor   O.c.   Plywood   Bridged   Quality   P A G E   Concentration     Ceiling   o.c.   Finished   Post Size   o.c.   Image: Size	Bracingo.c.	Masonry	7. FLOORS	Hot Wa. Tanks No. GalKind	13. YARD IMPROVEMENTS	
	Flooro.c. Ceilingo.c.	Plywood Finished Unfinished	BridgedPost Sizeo.c. Beam Sizeo.c.	Quality P A G E	CONCRETE DELVE	
	Accessory Bldgs. Area			·	Net Cond. % Deprec. Cost	

< X

AVE+	2532 -	17.23	195,533	Classification		IST	IRR		572
	101010	P.1		Calculation ME	1/20	200	28	46	1288
-				Review		3 80	IER		672
				DEPRECIATION		Notes:			
				a. Effective Age 13 55	12 %				
-				b. Physical Condition	%				
	ADDITIONS A	ND DEDUC	CTIONS	c. Obsolescence item:	%	1ST LIV	28		28 ····
Item GR6-	68414	22.34	15,281	d. Total Depreciation (a+b+c)	%	B	2,00	Liv	
OPATOK	112 1	20.11	2,252	e. NET CONDITION (100-d	) 88 %	12'. p			
ewspon	328 p	17.23	5,651	INCOME APPROACH: Est. rent x GRM		413 64	41 .	• • •	
		_		\$ x = \$		GAR H		OPC	n had
		-		MARKET APPROACH:			·		
		-		RT's + 15% Jun 1	22	428 ecu .			*2H = 672
		_							2 7 . 40.
				SUMMARY OF APPRAISE	VALUE	1048 = 80		120	5+8)= 20
				Principal Building Appraisal 32	1,000	24×15: 130	• • •	• • • •	
				Other Principal	1				• • •
		-		Bldg. Appraisal Accessory Buildings	_		$\cdot \cdot \cdot$	• • • •	
Total	Replacement (	Cost New	\$ 218.717	Appraisal Total Building					
	Conversion Fa		1,48	Appraisal 33	1, and				
Adjust	Replacement	t Cost	\$317140		3.00)		• • •	• • •	• • • •
A.R.C. \$	× Net Con ×	dition %	\$	TOTAL APPRAISED VALUE \$ 3	-4200			Scale	1⁄4" = Ft.