

Reading your Notice of Value

Legal Class

Legal class indicates the use of your property. A 3 indicates the property is an owner-occupied residential property.

Parcel ID: Book-Map-Parcel
123-45-6789

Tax Year:
2010

Notice Date:
02/02/2009

Appeal Deadline:
04/03/2009

Total FCV

The full cash value of your home is the same as the market value of your home. The full cash value is used to calculate your secondary taxes, which are used to pay off bonds and for such special tax districts as flood control and fire districts.

	2009 VALUATION				2010 VALUATION			
	LEGAL CLASS	VALUE	ASMT RATIO	ASSESSED VALUE	LEGAL CLASS	VALUE	ASMT RATIO	ASSESSED VALUE
TOTAL FCV	3	214,733	10.0	21,473	3	279,153	10.0	27,915
LIMITED VALUE	3	201,167	10.0	20,117	3	221,284	10.0	22,128

Description: MONTANA VISTA NO 2 NW W2 OF LOT 56 & E30' OF S2

Property Address: 3700 W PIMA COUNTY DRIVE
Use Code: 0145 - SFR GRADE 010-4 URBAN SUBDIVIDED

PROPERTY CHARACTERISTICS:

Please visit our website or call (520) 740-#### for additional information or questions regarding Property Characteristics.

Property Type: Single Family Residence	Building Class: 4	Area ID: 5-204628-10-4
Livable Area: 3006	Effective Age: 1969	Garage Type: None
Cooling: Refrigeration	Heating: Forced Air	Pool: Yes

This property is classified as owner occupied residential (legal class 3). If this property is being used as a rental unit, the owner must notify the County Assessor of the rental use. Failure to do so may result in a civil penalty.

2009 Valuation

This is the amount that will be used to calculate the tax bill you receive in late August or early September. The tax rates that will be applied to this amount will be set in August. It is too late to appeal this amount.

ASMT Ratio

You pay taxes only on a portion of your property's value. The assessment ratio for owner-occupied residential and rental residential is 10 percent.

Assessed Value

This is the portion of your property's value on which you pay taxes. Your property tax bill is determined by dividing the assessed value by 100, then multiplying that amount by the tax rate.

2010 Valuation

This is the amount that will be used to calculate the tax bill you will receive in August or September of 2009. This amount can be appealed until April 28.

Appeal Deadline

If you choose to appeal your Notice of Value, your appeal form must be post marked by this date.