

Eddie Cook
Maricopa County Assessor
 301 W. Jefferson St.
 Phoenix, AZ 85003-2196



2022 PROPERTY VALUATION NOTICE

This is Not a Tax Bill



237998***14***0.23*****1/2*

237998 1/1



YOUR APPEAL INSTRUCTIONS

If you think this property has been improperly valued, classified or listed incorrectly, you may petition the Assessor's Office for review within 60 days of the **NOTICE DATE**. A "Petition for Review of Valuation" with filing instructions can be obtained from the Assessor's Office by phone (602-506-3406), Internet, mail or in person. The completed petitions for the 2021 valuation appeal must be filed with the Assessor's Office by the **APPEAL DEADLINE**, listed on this notice (A.R.S. § 42-15105).

RESIDENTIAL CLASSIFICATION CHANGE

This section is to inform property owners of the following: If the property listed on this notice is currently classified as class 3 (primary residence) and does not meet the requirements of a primary residence, the owner must notify the County Assessor of the usage. Failure to do so may result in a civil penalty. Pursuant to A.R.S §42-12003, class 3 property is used as the owner's primary residence or that is leased/rented or occupied by a qualifying family member of the owner and used as a primary residence.

PROPERTY NOTICE OF VALUATION

NOTICE DATE:

February 26, 2021

APPEAL DEADLINE:

April 26, 2021

Parcel ID:

2022 VALUATIONS

	Legal Class	Value	Assessment Ratio	Assessed Value
FCV *	4	145,100		
LPV **	4	71,509	10.0	7,151

2021 VALUATIONS

FCV *	4	127,100		
LPV **	4	68,104	10.0	6,810

Property Descriptions:

SEC/LOT: TWNS/BLOCK: RANGE/TRACT:

DEFINITIONS

* Full Cash Value (FCV) reflects market, unless other statutory calculations are mandated, and is the applicable appealable value.

** Limited Property Value (LPV) is used to compute both secondary and primary taxes. The Limited Property Value is calculated according to a statutory formula mandated by the Arizona State Legislature and cannot exceed Full Cash Value. A secondary and primary tax is computed but will use a single value (LPV).