

## 2023 PROPERTY VALUATION PROTEST FORM

**All protests must be received or postmarked by June 8, 2023. file online at [Denvergov.org/OnlineProtest](https://denvergov.org/OnlineProtest).**

Owner Name: \_\_\_\_\_ Parcel Number: \_\_\_\_\_

Property Address: \_\_\_\_\_

Is your mailing address correct?       Yes       No

If no, the correct mailing address is: \_\_\_\_\_

Address correction only (I'm filing a protest).       Property characteristic change only (I'm NOT protesting).

What is your estimate of the property's value as of June 30, 2022? \$ \_\_\_\_\_

What is the basis for your estimate of value or your reason for protesting? Please attach additional sheets as necessary and any supporting documentation, i.e., comparable sales, photos, rent roll, appraisal, etc.

**CONFIRMATION:** I, the undersigned owner/agent of the property identified above, affirm that the statements contained herein and, on any attachments hereto are true and complete. I understand that the "current year actual value" of my property may increase, decrease, or remain unchanged, depending upon the Assessor's review of all available information pertinent to the property.

Signature: \_\_\_\_\_ Printed Name: \_\_\_\_\_ Date: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_ Email Address: \_\_\_\_\_

If an on-site inspection is necessary, the Assessor should contact:

Printed Name: \_\_\_\_\_ Daytime Phone Number: \_\_\_\_\_

### RETAIN A COPY OF THE NOTICE OF VALUATION AND YOUR PROTEST FORM FOR YOUR RECORDS REAL PROPERTY QUESTIONNAIRE (Optional)

**ALL PROPERTY TYPES (Market Approach)**

The market approach utilizes sales of similar properties from July 1, 2020, through June 30, 2022 (the "base period") to develop an estimate of value. Colorado Law requires the Assessor to exclusively use the market approach to value residential property. Have similar properties in your immediate neighborhood sold within the base period?

Date Sold	Property Address	Sale Price
_____	_____	_____
_____	_____	_____
_____	_____	_____

**COMMERCIAL PROPERTY\*:** If your property was leased during the data-gathering period, please attach an operating statement indicating your income and expense amounts. Also, please attach a rent roll as of June 30, 2022, indicating the square footage and rental rate for each tenant-occupied space. If your commercial or industrial property was not leased, please see the market approach section above. You may also submit any appraisals performed on the subject property and any other information you wish the Assessor to consider in reviewing your property value.

\*Commercial property does not include single-family homes, residential condominiums, or apartments.