

**2017 BOARD
OF
EQUALIZATION**

BOARD OF EQUALIZATION TO REVIEW PROPERTY VALUES

Kay Brown, Clerk of Christian County, announces that the Board of Equalization will convene at 11:00 a.m., June 29, 2017, at the historic Christian County Courthouse to open the Board of Equalization for the 2017 tax year appeals. The Board of Equalization will begin hearing appeals for those who disagree with the values of real estate and personal property established by the Assessor for the 2017 tax year. The board tentatively plans to conclude the hearings by 4:00 p.m. July 31, 2017; appointments must be made prior to that date.

The first process for a tax appeal would be an informal hearing with Assessor Danny Gray to exchange information and discuss the value of your property. Assessor Danny Gray can be reached at (417) 582-4310. Then if a resolution cannot be reached then please contact the County Commission Office to schedule a hearing with the Board of Equalization.

Property owners who wish to appeal their assessments may make an appointment no later than June 19th, 2017, and should contact the Commission Office at 582-4300 for the necessary forms for such an appeal. Property owners appearing before the board should be prepared to present evidence to establish what they believe to be the correct value of their property. If after a decision of the board, the property owner is still dissatisfied with the assessment, the appeal may be heard by the State Tax Commission and thereafter to the Circuit Court.

news briefs

Board of Equalization to review property values

The Board of Equalization will convene at 11 a.m. June 29 at the historic Christian County Courthouse to open the Board of Equalization for the 2017 tax year appeals, Christian County Clerk Kay Brown said. The Board of Equalization will begin hearing appeals for those who disagree with the values of real estate and personal property established by the assessor for the 2017 tax year. The board tentatively plans to conclude the hearings by July 31.

The first process for a tax appeal is an informal hearing with Assessor Danny Gray to exchange information and discuss the value of your property. Gray can be reached at (417) 582-4310. Then, if a resolution cannot be reached, contact the County Commission Office to schedule a hearing with the Board of Equalization.

Property owners who wish to appeal their assessments may make an appointment no later than June 19, and should contact the Commission Office at (417) 582-4300 for the necessary forms.

Property owners appearing before the board should be prepared to present evidence to establish what they believe to be the correct value of their property. If after a decision of the board, the property owner is still dissatisfied with the assessment, the appeal may be heard by the State Tax Commission and thereafter to the Circuit Court.

Clever Freedom Celebration accepting sponsors

Clever's annual Freedom Celebration is slated June 24 at Clever High School. The half-day event has food, activities, vendors, entertainment and fireworks. There were more than 2,500 in attendance last year.

Sponsorships for the event are available. The event, hosted by the Clever Community Betterment Association, is accepting donations. Send a check made payable to CCBA to P.O. Box 185, Clever, 65631.

Donors of \$500 or more will be recognized throughout the event as Fireworks Sponsors. Corporate stage sponsorships are \$350. Additional details of publicity included with sponsorship are listed on the sponsorship form.

There will also be a raffle to raise funds for the organization and future Freedom Celebrations. If you have an item that you would be willing to donate for the raffle, contact Sarah Hanafin-Justice at (417) 880-0165.

If you are interested in becoming a member of the Clever Community Betterment Association email dan@myroadchurch.com or call (417) 849-2515.

CCSO hosts golf tournament

	\$32⁹⁵ Buccaneer Plus 2.5 gallons	
	\$9⁹⁹ 1 Gallon Sprayer	 S-20 Solar 6 v
250 ft. Hose Reel Cart \$62⁰⁰		Feed Tr \$1
 Knives 15% Off		W 2
Herdsman Barbed Wire 12 gauge 4 pt. \$62⁰⁰ roll		RedBr 12 \$
\$99⁹⁹	 Rustic Cooler	API 
		10 ft. l
Windmill while supplies last \$149⁹⁵	4 Gauge Cattle Panels \$21⁵⁰	
2 Gal Sprayers \$29⁹⁹	Gallagher Complete Weigh Scales \$29⁹⁹	



Board of Equalization

100 West Church, Room 200, Ozark, Mo. 65721

Board

<http://ChristianCountyMO.iqm2.com>

~ Minutes ~

Kay Brown
417-582-4340

Friday, June 30, 2017

8:45 AM

The Christian County Courthouse

I. Call to Order

Attendee Name	Title	Status	Arrived
Brenda Hobbs	Board Member	Present	8:45 AM
Kyle Estes	Board Member	Present	8:45 AM
Jason Massengale	Board Member	Present	8:45 AM
Krista Cronin	Deputy Clerk	Present	8:45 AM
Danny Gray	Assessor	Present	8:45 AM
Kay Brown	County Clerk	Present	8:45 AM

II. Public Portion

1. Official Numbered Item 2017-63000000000001

Board of Equalization

FINANCIAL IMPACT:

N/A

COMMENTS - Current Meeting:

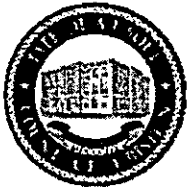
Christian County Clerk Kay Brown swore in the Christian County Board of Equalization, which included Brenda Hobbs, Kyle Estes, and Jason Massengale. The Oath of Office was administered to the Christian County Board of Equalization members. Kyle Estes moved to appoint Jason Massengale as Chairman.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kyle Estes, Board Member
SECONDER:	Brenda Hobbs, Board Member
AYES:	Brenda Hobbs, Kyle Estes, Jason Massengale

2. Motion To: Approve Minutes

COMMENTS - Current Meeting:

Jason Massengale moved to approve the Christian County Board of Equalization minutes from July 28, 2016.



Board of Equalization

100 West Church, Room 200, Ozark, Mo. 65721

Board ~ Minutes ~

<http://ChristianCountyMO.icm2.com>

Kay Brown
417-582-4340

Tuesday, July 11, 2017

8:50 AM

The Christian County Courthouse

I. Preliminaries to the Meeting

II. Call to Order

Attendee Name	Title	Status	Arrived
Brenda Hobbs	Board Member	Present	8:50 AM
Kyle Estes	Board Member	Absent	
Jason Massengale	Board Member	Present	9:15 AM
Krista Cronin	Deputy Clerk	Present	8:50 AM
Malinda Young	Assistant	Present	8:50 AM
Danny Gray	Board Member	Present	8:50 AM
Gary Buckley		Present	8:50 AM

2. Approve Agenda

Ms. Brenda Hobbs moved to approve the Board of Equalization's agenda for today, July 11, 2017.

Vote:

Brenda Hobbs	Mover	Aye/Yes
Jason Massengale	Seconder	Aye/Yes
Kyle Estes	Voter	Absent

3. Approval of Minutes

Mr. Jason Massengale moved to approve the Board of Equalization's minutes from June 30, 2017.

Vote:

Brenda Hobbs	Seconder	Aye/Yes
Jason Massengale	Mover	Aye/Yes
Kyle Estes	Voter	Absent

III. Public Portion

1. Official Numbered Item (ID # 3880)

Dennis Heshner

COMMENTS - Current Meeting:

The Board of Equalization met to discuss property number 12-0.3-07-000-000-012.001, owned by Dennis Heshner. Assessor Danny Gray said the total appraised value of the property is \$61,300.00, and the total assessment for the property is \$11,630.00. Ms. Brenda Hobbs moved to keep the same values.

Vote:

Brenda Hobbs	Mover	Aye/Yes
Jason Massengale	Second	Aye/Yes
Kyle Estes	Voter	Absent

2. Official Numbered Item (ID # 3881)

Roger Melton

COMMENTS - Current Meeting:

The Board of Equalization met to discuss property number 19-0.7-25-000-000-019.003, owned by Roger Melton. Assessor Danny Gray said the total appraised value of the property is \$231,600.00, and the total assessment for the property is \$73,890.00. Assessor Danny Gray recommended that the Board of Equalization lower the valuation on the property, on the basis of cost value. Assessor Gray requested to reduce the property's total appraised valuation to \$169,100.00, and the total assessment to \$53,890.00. Mr. Jason Massengale moved to accept Assessor Gray's recommendation.

Vote:

Brenda Hobbs	Second	Aye/Yes
Jason Massengale	Mover	Aye/Yes
Kyle Estes	Voter	Absent

IV. Adjournment

Mr. Jason Massengale said the Board of Equalization is adjourned.

Mr. Jason Massengale moved to adjourn.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jason Massengale
SECONDER:	Kyle Estes
AYES:	Brenda Hobbs, Kyle Estes, Jason Massengale



Friday, July 14, 2017

12:50 PM The Christian County Historic Courthouse

I. Call to Order

Attendee Name	Title	Status	Arrived
Brenda Hobbs	Board Member	Present	1:01 PM
Kyle Estes		Present	12:55 PM
Jason Massengale		Present	1:06 PM
Danny Gray	Assessor	Present	12:50 PM
Krista Cronin	Deputy Clerk	Present	12:50 PM
Malinda Young	Assistant	Present	12:50 PM
Gary Buckley		Present	12:50 PM

II. Approve Agenda

Attendees: Jerry Gilley

The Board of Equalization was called to order by Jason Massengale, and Brenda Hobbs moved to approve the Board of Equalization's agenda for today, July 14, 2017.

Vote:

Brenda Hobbs	Mover	Aye/Yes
Jason Massengale	Secunder	Aye/Yes
Kyle Estes	Voter	Absent

III. Approve Minutes

Attendees: Jerry Gilley

Brenda Hobbs moved to approve the Board of Equalization's minutes from July 11, 2017.

Vote:

Brenda Hobbs	Mover	Aye/Yes
Jason Massengale	Voter	Aye/Yes
Kyle Estes	Secunder	Absent

IV. Public Portion

1. Official Numbered Item 2017-7140000000001

Jerry Gilley

COMMENTS - Current Meeting:

Attendees: Jerry Gilley

The Board of Equalization met to discuss property number 10-0.6-13-002-020-008.000, owned by Jerry Gilley. Assessor Danny Gray said the total appraised value of the property is \$104,700.00, and the total assessment for the property is \$19,890.00. Mr. Gilley presented, there was discussion, and Assessor Gray recommended that the Board of Equalization adjust the property's total appraised valuation to \$100,600.00, and the total assessment to \$19,110.00. Mr. Jason Massengale moved to accept Assessor Gray's recommendation.

RESULT:	APPROVED [2 TO 1]
MOVER:	Jason Massengale
SECONDER:	Brenda Hobbs, Board Member
AYES:	Brenda Hobbs, Jason Massengale
NAYS:	Kyle Estes

2. Motion To: Close Board of Equalization for 2017

COMMENTS - Current Meeting:

Attendees: Jerry Gilley

Mr. Jason Massengale moved to close the Board of Equalization for this year, as there are no other citizens scheduled to meet with the Board of Equalization.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jason Massengale
SECONDER:	Brenda Hobbs, Board Member
AYES:	Brenda Hobbs, Kyle Estes, Jason Massengale

3. Motion To: Adjourn

COMMENTS - Current Meeting:

Attendees: Jerry Gilley

RESULT: ADOPTED [UNANIMOUS]
MOVER: Jason Massengale, Board Member
SECONDER: Kyle Estes, Board Member
AYES: Brenda Hobbs, Kyle Estes, Jason Massengale

3. **Motion To:** Adjourn

COMMENTS - Current Meeting:

Jason Massengale moved to adjourn.

RESULT: ADOPTED [UNANIMOUS]
MOVER: Jason Massengale, Board Member
SECONDER: Kyle Estes, Board Member
AYES: Brenda Hobbs, Kyle Estes, Jason Massengale

CHRISTIAN COUNTY BOARD OF EQUALIZATION

Name	Title	Address	Phone	Term
Ray Weter	Commissioner	100 W. Church Street Room 100 MO 65714	Wk. 582-4300	Office
Ralph Phillips	Commissioner	100 W. Church Street Room 100 MO 65714	Wk. 582-4300	Office
Hosea Bilyeu	Commissioner	100 W. Church Street Room 100 MO 65714	Wk. 582-4300	Office
Danny Gray	Assessor	1872 State Hwy P Billings, MO 65610	Wk. 582-4311	Office
Lloyd Todd	Surveyor	Todd Surveying P. O. Box 365 Ozark, MO 65721	Wk. 581-2187 Fax 581-4085	Office
Jason Massengale realtorjmassengale@yahoo.com	Citizen	P.O. box 1530 Nixa, MO 65714	Wk 724-0611 Cell 830-7951	1 Year Expires Feb 2017
Brenda Hobbs bhobbs@murney.com	Citizen	480 Stargrass Road Ozark, MO 65721	838-2829	3 years Expires Feb 2018
Kyle Estes kyle@gstancer.com	Citizen	5825 N. 25 th Street Ozark, MO 65721	619-4481	2 years Expires Feb 2017

Revised February 2015

KAY BROWN
Clerk of the County Commission
OF
CHRISTIAN
COUNTY

100 W. CHURCH ROOM 304 • OZARK, MO 65721
Phone: 417-582-4340 • Fax: 417-581-8331
kaybrown@christiancountymo.gov

July 14, 2017

308 North Main LLC
179 Rose Avenue
Salem, OH 44460

RE: BOE Hearing Parcel Number: 10-0.6-13-002-020-008.000

Old Appraised Value: 104,700/Assessed Value 19,890

New Appraised Value: 100,600/Assessed Value 19,110

Residential Property: ---Location: 308 N. Main Street, Nixa, MO. 65714

Dear 308 North Main, LLC,

The Christian County Board of Equalization reviewed the information and after discussion voted unanimously to decrease the assessed value from 19,890 to 19,110. However, if you are not satisfied with the decision made by the Board you may appeal your property assessment to the State Tax Commission with the following forms enclosed:

- Property Assessment Appeal Form
- A pamphlet entitled "Property Tax Appeals Before the State Tax Commission of Missouri."

The contact information for the Missouri State Tax Commission is:

Missouri State Tax Commission, P.O. Box 146 Jefferson City, MO. 65102

Harry S Truman State Office Building, 301 West High St., Rm. 840, Jefferson City, MO 65102

Phone: 573-751-2414; Fax: 573-751-1341 E-Mail: stc@stc.mo.gov

Sincerely,

Kay Brown, Secretary to the Christian County Board of Equalization

03/24/2017
 Property Number 10-0-6-13-002-020-008,000
 Owner - Mailing Address 308 NORTH MAIN LLC
 179 ROSE AVE
 SALEM OH 44460
 Situs Address 308 N MAIN ST
 13-27-22
 Land Type IT
 Lot Size 125 X 305
 Acres 0.00

Book-Page 2009-016460 2009-11-24
 0215-000159 1985-10-01
 0158-000627 1972-05-01
 Date Acq

REAS \$89,000
 AGR \$0
 COMM \$0
 VAC \$0
 TOTALS \$89,000

LAND VAL \$15,700
 TOTAL VAL \$104,700
 TOTAL ASSESS \$19,890

CLASS TYPE AVG DF SFF FF/ACRES DEPTH UNIT PRICE

1 R 1-RES 1907 1970 2 D/H 0 94 94 18.72 17.60 41.36 1228 1898 78501.28 19317 97818.28 70 70 68470

2 R 21-BARN 1907 0 0 B-52 0 44 44 5.45 5.45 12.81 784 952 12195.12 0 12195.12 10 10 1220

3 R 5-GAR 2007 0 1 L4 0 48 48 9.12 9.12 21.43 1200 1200 25716.00 0 25716.00 75 75 19290

TOTALS \$89,000 \$15,700 \$104,700 \$19,890

IMPROVEMENTS

Bldg No	PR	STRUC	YEAR BUILT	YEAR REMOVED	TIME	CLASS	RAT CODE	CLASS I CODE	UNITS COST	TOTAL	BASE RATE	ADJ. RATE	SQ. FT. COST	BASE AREA	ADJ. AREA	BASE COST	EX FEATURE	REPLACEMENT COST	PRY GRD	ANL GRD	APPRAISED VALUE
1	R	1-RES	1907	1970	2	D/H	0	94	94	94	18.72	17.60	41.36	1228	1898	78501.28	19317	97818.28	70	70	68470
2	R	21-BARN	1907	0	0	B-52	0	44	44	44	5.45	5.45	12.81	784	952	12195.12	0	12195.12	10	10	1220
3	R	5-GAR	2007	0	1	L4	0	48	48	48	9.12	9.12	21.43	1200	1200	25716.00	0	25716.00	75	75	19290

05/31/2017

Christiana County PRC

Year: 2017

Card 1 OF 1

Operty Number

10-0-6-13-002-020-008.000

Owner Mailing Address

308 NORTH MAIN LLC

Site Address

308 N MAIN ST

10-0-6-13-002-020-008.000

Districts

R2 NONE NX FIR2 AMB JC

179 ROSE AVE

SALEM OH 44460

Index R: 2.35
Index A: 2.00
Index C: 2.20

Property Description

LOTS 1224, 1225, AND S1/2 LOT 1226, CITY (VILLAGE) OF NIXA, ALSO, BEG E 21' & S 425' NWC SE1/4 ETC NW1/4, TH S 440', E 450', N 440', W 140' TO POB.

Sec-Twp-Rng

13-27-22

Land Type

IT

Lot Size

125 X 305

Acres

0.00

Book-Page

2009-016460
0215-000159
0158-000627

Date Acq

2009-11-24
1985-10-01
1972-05-01

TYPE	STRUCT VAL	LAND VAL	TOTAL VAL	TOTAL ASSESS
RES	\$84,900	\$15,700	\$100,600	\$19,110
AGR	\$0	\$0	\$0	\$0
COMM	\$0	\$0	\$0	\$0
VAC	\$0	\$0	\$0	\$0
TOTALS	\$84,900	\$15,700	\$100,600	\$19,110

#	AG LAND ACRES	GRADE	PER ACRE	VALUATION

CLASS	TYPE	AVG	DI	SFF	HF/ACRES	DEPTH	UNIT PRICE	DEPTH FAC	ADJ FAC	ADJ AMT	VALUATION
1	1	0	1	0	125.00	305.0	110.00	1.14	0.00	125.40	15675.00

IMPROVEMENTS

BLDG NO.	PI	STRUCT	YEAR BUILT	YEAR REMOD.	CLASS	RATE	UNITS	BASE RATE	ADJ. RATE	SQ. FT. COST	BASE AREA	ADJ. AREA	BASE COST	EX FEATURE	REPLACEMENT COST	PIV	ADJ	APPRAISED VALUE
1	R	1-RES	1907	1970	2	D/H	0	94	18.72	17.60	41.36	1228	1898	78501.28	19317	70	70	68470
2	R	21-BARN	1907	0	0	B-52	0	44	5.45	5.45	12.81	784	952	12195.12	0	10	10	1220
3	R	5-GAR	2007	0	1	L3	0	48	7.20	7.20	16.92	1200	20304.00	0	75	75	15230	

KAY BROWN
Clerk of the County Commission
OF
CHRISTIAN
COUNTY

100 W. CHURCH ROOM 304 • OZARK, MO 65721
Phone: 417-582-4340 • Fax: 417-581-8331
kaybrown@christiancountymo.gov

July 12, 2017

Roger & Sharon Melton
422 N. Bonda Way
Nixa, MO. 65714

RE: BOE Hearing Parcel Number: 19-0.-25-000-000-019.003

Old Appraised Value: 231,600.00/Assessed Value 73,890

New Appraised Value: 169,100/Assessed Value 53,890

Residential Property: ---Location: 681 Glossip Avenue, Highlandville, MO. 65669

Dear Mr. and Mrs. Melton,

The Christian County Board of Equalization reviewed the information and after discussion voted unanimously to retain the new assessed value of \$53, 890. However, if you are not satisfied with the decision made by the Board you may appeal your property assessment to the State Tax Commission with the following forms enclosed:

- Property Assessment Appeal Form
- A pamphlet entitled "Property Tax Appeals Before the State Tax Commission of Missouri.

The contact information for the Missouri State Tax Commission is:

Missouri State Tax Commission, P.O. Box 146 Jefferson City, MO. 65102

Harry S Truman State Office Building, 301 West High St., Rm. 840, Jefferson City, MO 65102

Phone: 573-751-2414; Fax: 573-751-1341 E-Mail: stc@stc.mo.gov

Sincerely,

Kay Brown

Kay Brown, Secretary to the Christian County Board of Equalization

Property Number: 19-0.7-25-000-000-019.003
 Owner - Mailing Address: MELTON, ROGER & SHARON
 Situs Address: 681 GLOSSIP AVE
 Districts: 422 N BONDA WAY
 R7 C2 NONE FIRZ AMB NONE
 NIXA MO 65714-0000
 Index R: 2.35
 Index A: 2.00
 Index C: 2.20
 Highland Wv

Property Description: TR B SESE LYING N OF HWY
 Sec-Twp-Rng: 25-26-22
 Land Type: RL
 Lot Size: 6.50
 Acres: 6.50

Book-Page	Date Acq
2015-011615	2015-09-18
2013-14929	2013-11-05

TYPE	STRUCT VAL	LAND VAL	TOTAL VAL	TOTAL ASSESS
RES	\$0	\$0	\$0	\$0
AGR	\$0	\$1,100	\$1,100	\$130
COMM	\$153,000	\$15,000	\$168,000	\$53,760
VAC	\$0	\$0	\$0	\$0
TOTALS	\$153,000	\$16,100	\$169,100	\$53,890

#	AG LAND ACRES	GRADE	PER ACRE	VALUATION
1	5.50	5	205.09	1,128

CLASS	TYPE	AVG	DF	SFF	FF/ACRES	DEPTH	UNIT PRICE	DEPTH FAC	ADJ FAC	ADJ AMT	VALUATION
3	8	0	0	0	1.00	0.0	15000.00	0.00	0.00	0.00	15000.00

IMPROVEMENTS

BIDG NO.	PR	STRUCT	YEAR BUILT	YEAR REMODEL	STOR	CLASS	RAT CODE	CLASS I	UNITS CONST	TOTAL	BASE RATE	ADJ. RATE	SQ. FT. COST	BASE AREA	ADJ. AREA	BASE COST	EX FEATURE	REPLACEMENT COST	PIV COND	ADJ COND	APPRAISE VALUE
1	C	39-WHSE	2015	0	0	D/L	0	73	73	73	13.92	10.16	22.35	6000	6120	136782.00	19369	156150.80	98	98	153030

Current

Property Number 19-0-7-25-000-000-019,003 Owner - Mailing Address MELTON, ROGER & SHARON Situs Address 19-0-7-25-000-000-019,003

19-0-7-25-000-000-019,003 DISTRICTS 773 LOBLOLLY RD STATE HIGHWAY 0

Property Description R7 C2 NONE FIR7 AMB NONE HIGHLANDVILLE MO 65669- Index R: 2.35 Index A: 2.00 Index C: 2.20

TR B SESE LYING N OF HWY Sec-Twp-Rng Land Type Lot Size Acres
25-26-22 RL 6.50

Book-Page	Date Acq
2015-011615	2015-09-18
2013-14929	2013-1-05

TYPE	STRUCT VAL	LAND VAL	TOTAL VAL	TOTAL ASSESS	#	AG LAND ACRES	GRADE	PER ACRE	VALUATION
RES	\$0	\$0	\$0	\$0	1	5.50	5	205.09	1,128
AGR	\$0	\$1,100	\$1,100	\$130					
COMM	\$215,500	\$15,000	\$230,500	\$73,760					
VAC	\$0	\$0	\$0	\$0					
TOTALS	\$215,500	\$16,100	\$231,600	\$73,890					

CLASS	TYPE	AVG	DF	SFF	FF/ACRES	DEPTH	UNIT PRICE	ADJ FAC	ADJ AMT	VALUATION
3	8	0	0	0	1.00	0.0	15000.00	0.00	0.00	15000.00

IMPROVEMENTS

BUILDING NO.	PERMITS	STRUCT	YEAR BUILT	YEAR REBUILT	CLASS	RATE CODE	UNITS	BASE RATE	ADJ. RATE	SQ. FT. COST	BASE AREA	ADJ. AREA	BASE COST	EX FEATURE	REPLACEMENT COST	PERM. AMT.	ADJ. VAL.	APPRAISED VALUE	
1	C	39-WHSE	2015	0	0	D/L	107	107	13.92	14.89	32.76	6000	6120	200491.20	19369	219860.00	98	98	215460

830-0153

Previous

KAY BROWN

Clerk of the County Commission
OF
CHRISTIAN
COUNTY

100 W. CHURCH ROOM 304 • OZARK, MO 65721
Phone: 417-582-4340 • Fax: 417-581-8331
kaybrown@christiancountymo.gov

July 12, 2017

Dennis & Margaret Heshel
634 Tennyson Drive
Ozark, MO. 65721

RE: BOE Hearing Parcel Number: 12-0.3-07-000-000-012.001

Appraised Value: 61,100/Assessed Value 11,630

Residential Property: ---Location: 634 Tennyson Drive, Ozark, MO. 65721

Dear Mr. and Mrs. Heshel,

The Christian County Board of Equalization reviewed the information and after discussion voted unanimously to retain the assessment of \$11,630. However, if you are not satisfied with the decision made by the Board you may appeal your property assessment to the State Tax Commission with the following forms enclosed:

- Property Assessment Appeal Form
- A pamphlet entitled "Property Tax Appeals Before the State Tax Commission of Missouri."

The contact information for the Missouri State Tax Commission is:

Missouri State Tax Commission, P.O. Box 146 Jefferson City, MO. 65102

Harry S Truman State Office Building, 301 West High St., Rm. 840, Jefferson City, MO 65102

Phone: 573-751-2414; Fax: 573-751-1341 E-Mail: stc@stc.mo.gov

Sincerely,

Kay Brown

Kay Brown, Secretary to the Christian County Board of Equalization

Property Number 12-0.3-07-000-000-012.001 **Owner - Mailing Address** HESHER, DENNIS & MARGARET

Districts R6 C1 NONE FIRE AMB JC **634 TENNYSON DR**

Property Description BEG 360' E & 409' S NWC SWNE, S 208.7', E 417.4' N 208.7' W TO POB

Book-Page 0280-001306 **Date Acq** 1991-07-01

Owner - Mailing Address HESHER, DENNIS & MARGARET
634 TENNYSON DR
OZARK MO 65721-0000

Sec-Twp-Ring	Land Type	Lot Size	Acres
7-27-20	RL		2.00

TYPE	STRUCT VAL	LAND VAL	TOTAL VAL	TOTAL ASSESS	#	AG LAND ACRES	GRADE	PER ACRE	VALUATION
RES.	\$51,100	\$10,000	\$61,100	\$11,610	1	1.00	5	205	205
AGR	\$0	\$200	\$200	\$20					
COMM	\$0	\$0	\$0	\$0					
VAC	\$0	\$0	\$0	\$0					
TOTALS	\$51,100	\$10,200	\$61,300	\$11,630					

CLASS	TYPE	AVG	DF	SFF	FF/ACRES	DEPTH	DEPTH FAC	ADJ FAC	ADJ AMT	VALUATION
1	9	0	0	0	1.00	0.0	0.00	0.00	0.00	10000.00

IMPROVEMENTS

BIDG NO.	PB TV	STRUCT	YEAR BUILT	REMODEL	YEAR	REMODEL	TIME	CLASS	RATE CODE	GLAST	UNITS CONST	TOTAL	BASE RATE	ADJ. RATE	SQ. FT. COST	BASE AREA	ADJ. AREA	BASE COST	EX FEATURE	REPLACEMENT COST	PHY COND	ADJ COND	APPRAISED VALUE
1	R	1-RES	1987	0	/	1	D/H	0	99	99	20.04	19.84	46.62	820	1076	50163.12	7473	0	57636.12	81	82	47060	
2	R	21-BARN	1984	0	1	B-43	0	32	32	4.08	4.08	9.59	900	900	8631.00	0	0	8631.00	0	8631.00	46	46	3990

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