



OFFICE OF WASHOE COUNTY ASSESSOR
MICHAEL E. CLARK

ROLL CHANGE REQUEST
WASHOE COUNTY, NEVADA
MICHAEL E. CLARK, COUNTY ASSESSOR
1001 E 9TH ST BLDG D RENO NV 89512-2845

RCR # 2964F21

2021 SECURED ROLL

INCREASE

OWNER 1: JIMENEZ-RECENDIZ, ROJELIO et al

ADDRESS: 2645 STAR POINTE DR
RENO NV 89521

OWNER 2: JIMENEZ, HILDA A

DATE: NOVEMBER 5, 2021

ESCAPING TAXATION 361.769

WE REQUEST THAT THE **WASHOE COUNTY BOARD OF EQUALIZATION** MAKE THE FOLLOWING CHANGES IN VALUATION ON THE PROPERTY SHOWN BELOW:

PARCEL # 087-273-01

TAX DISTRICT: 4000

SITUS ADDRESS: 17690 FANTAIL ST

COMMISSION DISTRICT: 5

	CURRENT VALUE		PROPOSED VALUE		DIFFERENCE IN VALUE	
	TAXABLE	ASSESSED	TAXABLE	ASSESSED	TAXABLE	ASSESSED
LAND	43,200	15,120	43,200	15,120	0	0
IMPROVEMENTS	10,109	3,538	75,636	26,472	65,527	22,934
PERSONAL PROP	0	0	0	0	0	0
EXEMPTION (MINUS)		(0)		(0)		0
TOTAL	53,309	18,658	118,836	41,592	65,527	22,934
NEW LAND	0	0	0	0	0	0
NEW CONSTRUCTION	0	0	0	0	0	0
PRIOR YEAR SECURED	0	0	112,883	39,510	(112,883)	(39,510)

EXPLANATION:

Underassessment due to escaping taxation. During the 2021/2022 roll year, it was discovered that the improvements on this property were not on the tax roll. The manufactured home on the property was converted to real property in May of 2021. The Assessor's office did not receive the RPN for this property prior to the lien date of June 30, 2021 and therefore the improvements were not placed on the tax roll. The proposed value corrects the omission of the improvements.

Prepared by: Jeff Lewis, Appraiser

Reviewed by: Howard Stockton, Senior Appraiser

TAX AMOUNT: 995.61

CURRENT ABATEMENT STATUS: 100% Low Cap

PROPOSED ABATEMENT STATUS: No Change