



OFFICE OF WASHOE COUNTY ASSESSOR
MICHAEL E. CLARK

Exhibit A
June 28, 2022

ROLL CHANGE REQUESTS SECURED ROLL
TAX YEAR 2021/2022

Proposed tax change for 2021/2022 : -2,298.23

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RCR #	PARCEL/PPID	NAME	SITUS ADDRESS	COMMISSION DISTRICT	TAX DISTRICT	TAX \$ CHANGE	CURRENT		PROPOSED		
							Taxable	Assessed	Taxable	Assessed	
3176F21	143-011-27	BROOKS FAMILY TRUST	11545 RIVOLLI DR	2	1000	-2079.47	Land	81,500	28,525	81,500	28,525
							Improvements	252,042	88,214	30,739	10,758
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	333,542	116,739	112,239	39,283
Prepared by: Adam Smith Submitted under NRS 361.768(3) Appraiser Reviewed by: Jane Tung Explanation: Overassessment due to factual error - existence. According to the KTVN Channel 2 news and verified by physical inspection, the single family residence located on this parcel was severely damaged by fire on August 2, 2021. The damage rendered the residence uninhabitable for the remainder of the roll year. Using August 2, 2021, as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2021 roll year the building existed. Appraiser											
3060F21	122-129-15	CARASSO TRUST, MARILYN & IRWIN	627 CRYSTAL PEAK RD	1	5200	-124.15	Land	720,000	252,000	720,000	252,000
							Improvements	1,504,890	526,711	1,494,702	523,145
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	2,224,890	778,711	2,214,702	775,145
Prepared by: Alasdair Submitted under NRS 361.768 Holwill Appraiser Explanation: Overassessment due to factual error. This home was appraised in 2021 assuming the property had AC throughout the home. Upon discussing this matter with the home owner it was determined that only the upper floor (or 50% of the property) has AC. This roll change request corrects the valuation and new construction amount for the 2021 tax year. Reviewed by: Jane Tung Appraiser											
3155F21	041-130-60	BELL, WALTER C & ENRIQUITA C	8540 BELLHAVEN RD	2	4000	-94.61	Land	246,995	86,448	246,995	86,448
							Improvements	338,903	118,616	338,903	118,616
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(2,920)
							Total	585,898	205,064	585,898	202,144
Prepared by: Michele Submitted under NRS 361.765 Jachimowicz Principal Account Clerk Explanation: This property owner qualifies for the Veteran exemption pursuant to NRS 361.090 however due to a clerical error the exemption does not appear on the Assessor's roll for the 2021/22 Fiscal Year. Approval of this roll change request will correct this error. Reviewed by: Lora Zimmer Assessment Services Coordinator											

THE BOARD OF COUNTY COMMISSIONERS OF WASHOE COUNTY, having examined the errors reported by the Assessor as set forth above in Exhibit A, and based upon the evidence presented, finds that the errors reported are FACTUAL and/or CLERICAL set within the meaning of 361.768 and 361.765.
THEREFORE, IT IS HEREBY ORDERED that the County Assessor and County Treasurer is directed to correct the errors to reflect the appraised value of the property as shown on the Roll Change Request Form, and directs the Clerk to serve a copy of this order on the County Treasurer who shall make the necessary refunds of adjustment to the tax bill and correct the secured tax roll excepting, if any, the following Roll Change Request Numbers:

#: _____

Dated this _____ day of _____, 2022

County Clerk

Chair
Washoe County Commission