



Exhibit A
November 19, 2024

ROLL CHANGE REQUESTS SECURED
ROLL
TAX YEAR 2024/2025

Proposed tax change for 2024/2025 : -60,591.72

Page 1 of 4

RCR #	PARCEL/PPID	NAME	SITUS ADDRESS	COMMISSION DISTRICT	TAX DISTRICT	TAX \$ CHANGE	CURRENT		PROPOSED		
							Taxable	Assessed	Taxable	Assessed	
3942F24	156-121-06	YAO LIVING TRUST, JEFFREY F & JACQUELINE R	705 SAND CHERRY CT	2	4000	-19873.24	Land	290,000	101,500	290,000	101,500
							Improvements	2,446,212	856,174	455,733	159,506
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	2,736,212	957,674	745,733	261,006
Prepared by: Joel Rivadeneyra Appraiser Reviewed by: Shannon Scott Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvement. Field inspection on September 24, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.									
3945F24	046-170-09	LEE FAMILY TRUST	7440 GRANITE RIDGE CT	2	4000	-17186.94	Land	550,000	192,500	550,000	192,500
							Improvements	2,835,269	992,344	528,214	184,874
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	3,385,269	1,184,844	1,078,214	377,374
Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on September 23, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.									
3946F24	046-170-15	RILEY FAMILY TRUST	7451 GRANITE RIDGE CT	2	4000	-5724.95	Land	550,000	192,500	550,000	192,500
							Improvements	802,326	280,814	149,474	52,315
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	1,352,326	473,314	699,474	244,815
Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on September 23, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.									
3937F24	156-062-05	HOWE 1999 TRUST	231 S EARLHAM CT	2	4000	-4531.25	Land	270,000	94,500	270,000	94,500
							Improvements	811,235	283,932	151,134	52,896
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	1,081,235	378,432	421,134	147,396
Prepared by: Joel Rivadeneyra Appraiser Reviewed by: Shannon Scott Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvement. Field inspection on September 24, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.									



Exhibit A
November 19, 2024

ROLL CHANGE REQUESTS SECURED ROLL
TAX YEAR 2024/2025

Proposed tax change for 2024/2025 : -60,591.72 Page 2 of 4

RCR #	PARCEL/PPID	NAME	SITUS ADDRESS	COMMISSION DISTRICT	TAX DISTRICT	TAX \$ CHANGE	CURRENT		PROPOSED		
							Taxable	Assessed	Taxable	Assessed	
3941F24	156-062-04	ANDRIJESKI FAMILY TRUST	229 S EARLHAM CT	2	4000	-3417.38	Land	270,000	94,500	270,000	94,500
							Improvements	607,937	212,777	113,259	39,640
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	877,937	307,277	383,259	134,140
							Prepared by: Joel Rivadeneyra Appraiser Reviewed by: Shannon Scott Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvement. Field inspection on September 24, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.		
3952F24	046-070-56	DANTOTSUNV LLC	815 US HIGHWAY 395 S	2	4000	-2864.40	Land	148,500	51,975	148,500	51,975
							Improvements	376,713	131,849	70,182	24,563
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	525,213	183,824	218,682	76,538
							Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on October 2, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.		
3951F24	046-070-52	VEGA FAMILY TRUST, GLORIA	715 US HIGHWAY 395 S	2	4000	-1632.52	Land	81,000	28,350	81,000	28,350
							Improvements	189,924	66,473	35,383	12,384
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	270,924	94,823	116,383	40,734
							Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on October 2, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.		
3943F24	046-070-11	MCKIBBIN FAMILY TRUST	755 KELLY CANYON RD	2	4000	-1345.89	Land	243,000	85,050	243,000	85,050
							Improvements	251,528	88,034	46,860	16,401
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	494,528	173,084	289,860	101,451
							Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser		Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on September 23, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.		



Exhibit A
November 19, 2024

ROLL CHANGE REQUESTS SECURED ROLL
TAX YEAR 2024/2025

Proposed tax change for 2024/2025 : -60,591.72

RCR #	PARCEL/PPID NAME	SITUS ADDRESS	COMMISSION DISTRICT	TAX DISTRICT	TAX \$ CHANGE	CURRENT		PROPOSED			
						Taxable	Assessed	Taxable	Assessed		
3948F24	046-170-17 ENOS FAMILY TRUST	7351 GRANITE RIDGE CT	2	4000	-1182.07	Land	550,000	192,500	550,000	192,500	
						Improvements	1,887,343	660,570	1,765,053	617,768	
						Personal Property	0	0	0	0	
						Exemption (minus)		(0)		(0)	
						Total	2,437,343	853,070	2,315,053	810,268	
Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on September 23, 2024 confirmed, the detached garage and some yard improvements located on this parcel were severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered those improvements unusable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the improvements existed.											
3944F24	046-070-20	SCHULTZ TRUST, NEIL E	615 US HIGHWAY 395 S	2	4000	-1168.04	Land	119,790	41,927	119,790	41,927
							Improvements	151,050	52,867	28,141	9,849
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	270,840	94,794	147,931	51,776
Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on September 23, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.											
3950F24	046-060-19	TEETER, SEAN & STEFANIE	19 SOUTHWIND DR	2	4000	-839.77	Land	317,250	111,038	317,250	111,038
							Improvements	187,473	65,615	34,926	12,224
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	504,723	176,653	352,176	123,262
Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on October 2, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.											
3949F24	046-060-18	DANZINGER FAMILY TRUST, THOMAS E	17 SOUTHWIND DR	2	4000	-557.16	Land	317,250	111,038	317,250	111,038
							Improvements	146,961	51,436	27,379	9,582
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	464,211	162,473	344,629	120,620
Prepared by: Ken Johns Appraiser Reviewed by: Jane Tung Senior Appraiser Submitted under NRS 361.768(3) Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on October 2, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.											



OFFICE OF WASHOE COUNTY ASSESSOR
CHRIS S. SARMAN

Exhibit A
November 19, 2024

ROLL CHANGE REQUESTS SECURED ROLL
TAX YEAR 2024/2025

Proposed tax change for 2024/2025 : -60,591.72 Page 4 of 4

RCR #	PARCEL/PPID	NAME	SITUS ADDRESS	COMMISSION DISTRICT	TAX DISTRICT	TAX \$ CHANGE	CURRENT		PROPOSED		
							Taxable	Assessed	Taxable	Assessed	
3947F24	050-237-01	CAMPBELL, ROBERT W	610 OLD OPHIR RD	2	4000	-268.11	Land	135,000	47,250	135,000	47,250
							Improvements	61,373	21,480	11,434	4,001
							Personal Property	0	0	0	0
							Exemption (minus)		(0)		(0)
							Total	196,373	68,730	146,434	51,251

Prepared by: Ken Johns
Appraiser
Reviewed by: Jane Tung
Senior Appraiser

Submitted under NRS 361.768(3)
Explanation: Overassessment due to partial or complete destruction of real property improvements. Field inspection on September 23, 2024 confirmed, the single family residence located on this parcel was severely damaged by the Davis Fire which occurred on September 7, 2024. The damage rendered the residence uninhabitable for the remainder of the roll year. Using September 7, 2024 as the date of damage, the proposed value represents the prorated improvement value for the portion of the 2024 roll year the building existed.

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 _____, 2024

County Clerk

Chair
Washoe County Commission