SPECIAL TAXING DISTRICT
IMPACT STATEMENT TO ORGANIZE DISTRICT

Proposed **Ocotillo Estates** Irrigation Water Delivery District

Pursuant to the provisions of A.R.S. § 48-261, § 48-263 and § 48-3422 the undersigned submit the following as an Impact Statement for the proposed **Ocotillo Estates** Irrigation Water Delivery District (IWDD).

A. LEGAL DESCRIPTION OF BOUNDARIES OF PROPOSED DISTRICT

Legal Description of the proposed **Ocotillo Estates** irrigation water delivery district is attached as **Exhibit "A"** hereto.

Also attached to this statement as **Exhibit "B"** is a map, provided by Maricopa County, highlighting the area to be included in the proposed district.

An estimate of the taxable acreage to be included in the district is **49.620** acres.

Pursuant to A.R.S. 48-3422, and included in **Exhibit "C"** the location at which irrigation water will be obtained from South west corner of 16th St and Ocotillo Rd. The water from that point will be carried through approximately 12-15 inch concrete pipe for approximately **9,700** feet.

B. DETAILED LIST OF TAXABLE PROPERTIES

A detailed list of taxable properties, provided by the Maricopa County Assessor is attached as **Exhibit "D"** hereto.

C. ESTIMATED ASSESSED VALUATION IN PROPOSED DISTRICT

The estimated **2019** tax year net assessed valuation (LPV) for the area within the boundaries of the proposed irrigation water delivery district is **$4,135,319.00**

D. ESTIMATED CHANGE IN TAX RATE IF THE DISTRICT IS FORMED

The estimated change in the tax rate of the district, if the district is formed, is **$126.01** per acre. This tax estimate is based on an annual proposed budget of **$6,252.79** which includes a 15% anticipated delinquency rate, pursuant to A.R.S. § 48-3473B, leaving an operation and maintenance budget of **$5,437.21.**

As a result of the proposed district, the change in the property tax liability of a typical resident is as follows:

A typical resident in this district with a **.264** acre lot at the proposed tax rate of **$126.01** per acre would have an estimated property tax liability of **$33.27** per year as a result of the creation of the proposed district.

E. BENEFITS TO BE DERIVED FROM THE PROPOSED DISTRICT

A water district is a legally-tested structure that will ensure a well maintained system for the long-term future of the **Ocotillo Estates** irrigation system. The benefits include

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- **Consistent Revenue:** A water district will ensure consistent monies are available for the rapid repair and maintenance of the **Ocotillo Estates** water delivery system.

- **Improved Irrigation System and Service:** Everyone will share equally in the maintenance and distribution of water. Everyone will contribute and everyone will profit by the formation of the water district.

- **Open Business:** A water district ensures open conduct of business by the Board of Trustees.

- **Community Involvement:** All residents of the proposed **Ocotillo Estates** Water Delivery District will benefit from the open communication, organizational transparency and continuing education in the maintaining and sustaining the irrigation delivery system.

F. INJURIES RESULTING FROM THE PROPOSED DISTRICT

As a result of the proposed district, no injuries will result in bringing the system back to fair condition as the current delivery system has been determined to be in fair condition. The following injury will result:

- A property tax increase of **$33.27** per year on a typical **.264** acre property within the proposed district.

G. THE NAMES, ADDRESS AND OCCUPATIONS OF THE PROPOSED MEMBERS OF THE IRRIGATION WATER DELIVERY DISTRICT'S ORGANIZING BOARD MEMBERS ARE:

Lea Ann Hildebrandt
6614 N. 13th St
Phoenix, AZ 85014
602-686-7231
Senior Interior Designer

Daniel Lonetti
6631 N. 13th St.
Phoenix, AZ 85014
602-397-1882
Project Engineer

Steve Zeidman
6621 N. 13th Street
Phoenix, AZ 85014
602-509-8788
Software Development

H. SCOPE OF SERVICES:

A description of the scope of services to be provided by the district during the first five

years of operation: At a minimum this description shall include an estimate of anticipated capital expenditures, personnel growth and enhancements to service.

- The proposed **Ocotillo Estates-IWDD** will develop a plan to repair existing problems in the irrigation system as funds become available.
- The proposed district will arrange for routine maintenance to be performed on the existing irrigation system to minimize future breakdowns.
- The proposed District will determine the necessity of future replacement of the existing irrigation system components due to irreparable portions within the existing system, and based upon available funding.
- The anticipated capital expenditure for irrigation system components is **$5,437.21** currently the proposed district does not anticipate increasing any administrative personnel or enhancement of services.

Dated this 7TH day of October, 2019

10/1/19

Organizer (Signature & Date)

10/1/19

Organizer (Signature & Date

10/7/19

Organizer (Signature & Date)

EXHIBIT A

LEGAL DESCRIPTION

The North Half of the South Half of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The East Half of the Northeast Quarter of the Northwest Quarter of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The East Half of the West Half of the Northeast Quarter of the Northwest Quarter of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The North Half of the Northeast Quarter of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The East 308 feet of the North Half of the South Half of the North Half of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The East 138 feet of the South Half of the South Half of the North Half of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The North Half of the Southeast Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The West Half of the Southwest Quarter of the Southeast Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The North 80 feet of the East 175 feet of the South 332 feet of the East Half of the Southeast Quarter of the Southwest Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The Northwest Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

TOGETHER WITH

The Southwest Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; EXCEPT any part of said Southwest Quarter lying East of the West line of, MADISON GROVES MANOR, a Subdivision of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East, of the Gila and Salt River Base and Meridian according to the Plat of Record in the Office of the County Recorder of Maricopa County, Arizona, Recorded in Book 482 of Maps, Page 29;

TOGETHER WITH

The North 207 feet of the Northeast Quarter of the Southwest Quarter of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; EXCEPT that part lying Southerly of the South lines of Lots 20, 21, and 22 of MADISON GROVES MANOR, a Subdivision of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East, of the Gila and Salt River Base and Meridian according to the Plat of Record in the Office of the County Recorder of Maricopa County, Arizona, Recorded in Book 482 of Maps, Page 29;

TOGETHER WITH

The North Half of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; EXCEPT any part of said North Half lying within, MARYLAND VILLAGE EAST, a Subdivision of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East, of the Gila and Salt River Base and Meridian according to the Plat of Record in the Office of the County Recorder of Maricopa County, Arizona, Recorded in Book 257 of Maps, Page 6;

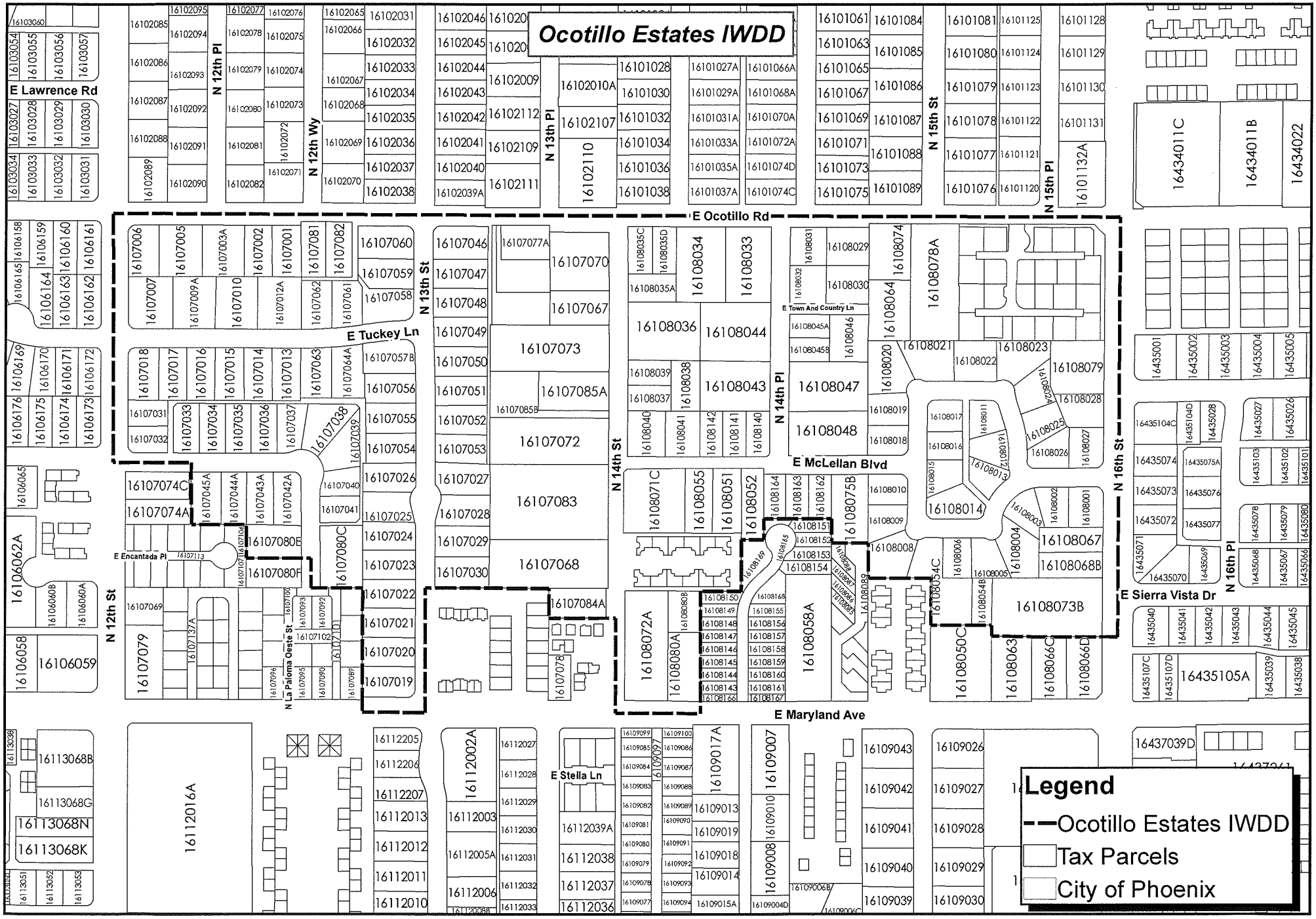
TOGETHER WITH

The East Half of the Southwest Quarter of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; EXCEPT any part lying within the South 235.33 feet of said East Half;

TOGETHER WITH

The Southeast Quarter of the Southeast Quarter of the Southeast Quarter of the Northeast Quarter of Section 9, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; EXCEPT any part lying within the South 202 feet thereof.

EXHIBIT B



Date: 6/12/2019

Exhibit C

Canal, Lateral, Gate: 1-100-1300

Boundary Delivery Gate
Parcel
Dirt
Pipe
Breather Pipe
Clean Out
Pressure Valve
Slide Standbox
Standbox
Wheel Standbox
Yard Box
Signup Board
MyAcctWaterMapExtents
Turnout Structure
Gate Boundary

Data Source: Parcels - Maricopa County 2017

© 2017 SRP makes no representation as to the accuracy of this mapping product nor as to its fitness for a particular purpose. Map produced 11/30/2017. Page Number: 65 Page Name: 1-100-1300

N

0 80 160
Feet

PROPOSED OCOTILLO ESTATES IWDD
6/12/2019

Exhibit D Pg 1

Count	Parcel No	Tax Year	Owner Name	In Care Of	Mailing Address	City State Zip	Situs Address	Situs City Zip	Land FCV	Improvement FCV	Total FCV	Total Assessed FCV	Total Net FCV	Total LPV	Total Assessed Value (LPV)	Net Assessed Value (LPV)	Total Acreage
1	161-08-032	2019	1436 E TOWN AND COUNTRY LANE LLC		1 E LEXINGTON AVE UNIT 809	PHOENIX AZ 85012	1436 E TOWN AND COUNTRY LN,	PHOENIX 85014	$55,800	$223,300	$279,100	$27,910	$27,910	$188,124	$18,812	$18,812	0.218
2	161-08-073B	2019	16 MAR LLC		5769 E NIGHT GLOW CIR	SCOTTSDALE AZ 85266	6522 N 16TH ST,	PHOENIX 85016	$707,100	$625,200	$1,332,300	$239,814	$239,814	$977,504	$175,951	$175,951	1.042
3	161-07-080C	2019	A2E LLC		2469 FLINTRIDGE DR	GLENDALE CA 91206	6525 N 12TH PL,	PHOENIX 85014	$93,500	$374,100	$467,600	$46,760	$46,760	$250,789	$25,079	$25,079	0.430
4	161-07-003A	2019	ALAEV DAVID		1221 E OCOTILLO RD	PHOENIX AZ 85014	1221 E OCOTILLO RD,	PHOENIX 85014	$70,600	$282,700	$353,300	$35,330	$35,330	$244,284	$24,428	$24,428	0.363
5	161-08-030	2019	ALBERT EDWARD STEWART JR LIVING TRUST	STEWART ALBERT EDWARD JR	1448 E TOWN & COUNTRY LN	PHOENIX AZ 85014	1448 E TOWN AND COUNTRY LN,	PHOENIX 85014	$56,400	$225,600	$282,000	$28,200	$28,200	$177,736	$17,774	$17,774	0.257
6	161-07-080E	2019	AMADOR RICK		5025 N CENTRAL AVE STE 325	PHOENIX AZ 85012	6534 N 12TH PL,	PHOENIX 85014	$68,400	$273,700	$342,100	$34,210	$34,210	$177,205	$17,721	$17,721	0.275
7	161-07-019	2019	AMY AND DANIEL SLOAN LIVING TRUST		6502 N 13TH ST	PHOENIX AZ 85014	6502 N 13TH ST,	PHOENIX 85014	$64,800	$259,300	$324,100	$32,410	$32,410	$219,152	$21,915	$21,915	0.247
8	161-07-047	2019	ANDERSON CRAIG J & CHERYL		6637 N 13TH ST	PHOENIX AZ 85014	6637 N 13TH ST,	PHOENIX 85014	$63,400	$253,700	$317,100	$31,710	$31,710	$246,427	$24,643	$24,643	0.271
9	161-07-043A	2019	APPELT CHRISTOPHER C/ERIN C		1227 E MCLELLAN BLVD	PHOENIX AZ 85014	1227 E MCLELLAN BLVD,	PHOENIX 85014	$74,000	$296,300	$370,300	$37,030	$37,030	$268,026	$26,803	$26,803	0.231
10	161-07-057B	2019	ARMSTRONG JAMES/EILEEN MARIE		6620 N 13TH ST	PHOENIX AZ 85014	6620 N 13TH ST,	PHOENIX 85014	$81,000	$324,100	$405,100	$40,510	$40,510	$291,672	$29,167	$29,167	0.266
11	161-08-046	2019	BAKER ELIZABETH S	BAKER THOMAS M	1447 E TOWN AND COUNTRY LN	PHOENIX AZ 85014	1447 E TOWN AND COUNTRY LN,	PHOENIX 85014	$50,400	$201,800	$252,200	$25,220	$25,220	$160,046	$16,005	$16,005	0.297
12	161-07-033	2019	BATUROW LARISA		1212 E MCLELLAN BLVD	PHOENIX AZ 85014	1212 E MCLELLAN BLVD,	PHOENIX 85014	$71,300	$285,500	$356,800	$35,680	$35,680	$259,442	$25,944	$25,944	0.215
13	161-08-138	2019	BONNIE E ELBER TRUST		6523 N 14TH ST UNIT 111	PHOENIX AZ 85014	6523 N 14TH ST,111	PHOENIX 85014	$36,700	$147,000	$183,700	$18,370	$18,370	$129,862	$12,986	$12,986	0.033
14	161-08-013	2019	BRATOSH ANTHONY JAMES/COCHRAN GAYE E		1514 E MCCLELLAN BLVD	PHOENIX AZ 850141413	1514 E MCLELLAN BLVD,	PHOENIX 85014	$46,600	$186,400	$233,000	$23,300	$23,300	$162,972	$16,297	$16,297	0.165
15	161-08-020	2019	BRIMHALL JOHN		1458 E TUCKEY LN	PHOENIX AZ 85014	1458 E TUCKEY LN,	PHOENIX 85014	$68,200	$273,000	$341,200	$34,120	$34,120	$253,130	$25,313	$25,313	0.306
16	161-08-010	2019	BROADBENT CRAIG W		1333 E MORTEN AVE UNIT 209	PHOENIX AZ 850204560	1453 E MCLELLAN BLVD,	PHOENIX 85014	$51,500	$206,300	$257,800	$25,780	$25,780	$186,852	$18,685	$18,685	0.187
17	161-08-078A	2019	BROOKS NEAL/FELICE		1515 E OCOTILLO RD	PHOENIX AZ 85014	1515 E OCOTILLO RD,	PHOENIX 85014	$119,800	$479,300	$599,100	$59,910	$59,910	$466,291	$46,629	$46,629	0.915
18	161-08-005	2019	BROWNING DONALD M/CLAUDIA A		1505 E MCLELLAN	PHOENIX AZ 85014	1505 E MCLELLAN BLVD,	PHOENIX 85014	$58,400	$233,600	$292,000	$29,200	$29,200	$235,576	$23,558	$23,558	0.205
19	161-07-042A	2019	BRUNER JASON R		808 E CIRCLE RD	PHOENIX AZ 85020	1231 E MCLELLAN BLVD,	PHOENIX 85014	$52,700	$210,800	$263,500	$26,350	$26,350	$164,258	$16,426	$16,426	0.230
20	161-07-021	2019	BURNING BUSH PROPERTIES LLC		1811 E MONTEBELLO AVE	PHOENIX AZ 85016	6516 N 13TH ST,	PHOENIX 85014	$55,900	$223,600	$279,500	$27,950	$27,950	$177,316	$17,732	$17,732	0.235
21	161-08-137	2019	CANHAM LAUREL		6523 N 14TH ST	PHOENIX AZ 85014	6523 N 14TH ST,110	PHOENIX 85014	$36,700	$147,000	$183,700	$18,370	$18,370	$129,862	$12,986	$12,986	0.032
22	161-07-007	2019	CH/TMH TRUST	HADDOX CHRISTOPHER/TRACI M TR	1208 E TUCKEY LN	PHOENIX AZ 85014	1208 E TUCKEY LN,	PHOENIX 85014	$76,700	$307,100	$383,800	$38,380	$38,380	$286,678	$28,668	$28,668	0.370
23	161-08-128	2019	CHAILLIE GENE P/CHRISTINE L		6523 N 14TH ST NO 101	PHOENIX AZ 85014	6523 N 14TH ST,101	PHOENIX 85014	$36,500	$146,000	$182,500	$18,250	$18,250	$127,054	$12,705	$12,705	0.032
24	161-08-140	2019	CHARLES AMANDA L		1432 E MCLELLAN BLVD	PHOENIX AZ 85014	1432 E MCLELLAN BLVD,	PHOENIX 85014	$70,800	$283,200	$354,000	$35,400	$35,400	$235,296	$23,530	$23,530	0.161
25	161-08-002	2019	CHOWHAN SWARANJIT S/ANCHAL		1521 E MCLELLEN BLVD	PHOENIX AZ 85014	1521 E MCLELLAN BLVD,	PHOENIX 85014	$49,300	$197,500	$246,800	$24,680	$24,680	$189,669	$18,967	$18,967	0.184
26	161-07-085B	2019	CHRISTOPHER AND ANGELA MOSHER FAMILY TRUST	MOSHER CHRISTOPHER J/ANGELA C TR	7000 N 16TH ST UNIT 120-606	PHOENIX AZ 85020	6614 N 14TH ST,	PHOENIX 85014	$123,200	$492,900	$616,100	$61,610	$61,610	$572,158	$57,216	$57,216	0.433
27	161-07-028	2019	CLAIN MATHIEU THOMAS		6543 N 13TH ST	PHOENIX AZ 85014	6543 N 13TH ST,	PHOENIX 85014	$52,600	$210,500	$263,100	$26,310	$26,310	$189,365	$18,937	$18,937	0.261
28	161-08-001	2019	CLARK GEORGE D/JOYCE K TR		7550 N 16TH ST APT 3112	PHOENIX AZ 85020	1527 E MCLELLAN BLVD,	PHOENIX 85014	$48,500	$194,000	$242,500	$24,250	$24,250	$171,980	$17,198	$17,198	0.218
29	161-08-163	2019	CLIFFORD TRUST	CLIFFORD CHARLES J/SALLY A TR	1439 E MCLELLAN BLVD	PHOENIX AZ 85014	1439 E MCLELLAN BLVD,	PHOENIX 85014	$65,300	$261,400	$326,700	$32,670	$32,670	$220,694	$22,069	$22,069	0.161
30	161-08-028	2019	CMR LIMITED PARTNERSHIP		8022 N IRONWOOD DR	PARADISE VALLEY AZ 85253	6608 N 16TH ST,	PHOENIX 85016	$144,200	$0	$144,200	$21,630	$21,630	$87,962	$13,194	$13,194	0.233
31	161-08-079	2019	CMR LTD PARTNERSHIP/LLR LTD PARTNERSHIP		3275 E PALO VERDE DR	PARADISE VALLEY AZ 85253	6616 N 16TH ST,	PHOENIX 85016	$234,400	$0	$234,400	$35,160	$35,160	$147,126	$22,069	$22,069	0.458
32	161-07-039	2019	COHEN BARUH		6641 N 12TH PL	PHOENIX AZ 85014	6641 N 12TH PL,	PHOENIX 85014	$59,200	$236,800	$296,000	$29,600	$29,600	$182,649	$18,265	$18,265	0.238
33	161-08-054C	2019	CONNOR CHERRY V TR	% CVC LIVING TRUST	1461 E MCLELLAN BLVD	PHOENIX AZ 85014	1461 E MCLELLAN BLVD,	PHOENIX 85014	$57,800	$231,300	$289,100	$28,910	$28,910	$190,549	$19,055	$19,055	0.507
34	161-07-059	2019	COSGROVE MARY C		6638 N 13TH ST	PHOENIX AZ 85014	6638 N 13TH ST,	PHOENIX 85014	$55,300	$221,400	$276,700	$27,670	$27,670	$190,651	$19,065	$19,065	0.250
35	161-07-058	2019	CUEVAS LESLIE J/SHELBY L		6632 NORTH 13TH STREET	PHOENIX AZ 85014	6632 N 13TH ST,	PHOENIX 85014	$58,400	$233,900	$292,300	$29,230	$29,230	$201,602	$20,160	$20,160	0.279
36	161-07-017	2019	DEMILLE ERNEST A & DIANA C		1209 E TUCKEY LN	PHOENIX AZ 85014	1209 E TUCKEY LN,	PHOENIX 85014	$51,300	$205,500	$256,800	$25,680	$25,680	$165,801	$16,580	$16,580	0.238
37	161-08-054B	2019	DESIDERI LUIGI/ADA TR		4200 N MILLER RD APT G 111	SCOTTSDALE AZ 852510000			$99,000	$0	$99,000	$17,820	$17,820	$76,066	$13,692	$13,692	0.146
38	161-08-043	2019	DEW ON 14TH PLACE LLC		6618 N 14TH PL	PHOENIX AZ 85014	6618 N 14TH PL,	PHOENIX 85014	$102,800	$411,500	$514,300	$51,430	$51,430	$408,622	$40,862	$40,862	0.563
39	161-07-045A	2019	DIELE ANGELA A		1215 E MCLELLEN BLVD	PHOENIX AZ 85014	1215 E MCLELLAN BLVD,	PHOENIX 85014	$46,400	$185,800	$232,200	$23,220	$23,220	$153,868	$15,387	$15,387	0.243
40	161-07-015	2019	DUNN GREGORY J/LEAH J		1221 E TUCKEY LN	PHOENIX AZ 85014	1221 E TUCKEY LN,	PHOENIX 85014	$57,700	$230,800	$288,500	$28,850	$28,850	$196,266	$19,627	$19,627	0.240
41	161-07-027	2019	DUZIK PAUL N/BEVERLY B		6545 N 13TH ST	PHOENIX AZ 85014	6545 N 13TH ST,	PHOENIX 85014	$53,900	$215,900	$269,800	$26,980	$26,980	$167,958	$16,796	$16,796	0.284

PROPOSED OCOTILLO ESTATES IWDD
6/12/2019

Exhibit D Pg 2

Count	Parcel No	Tax Year	Owner Name	In Care Of	Mailing Address	City State Zip	Situs Address	Situs City Zip	Land FCV	Improvement FCV	Total FCV	Total Assessed FCV	Total Net FCV	Total LPV	Total Assessed Value (LPV)	Net Assessed Value (LPV)	Total Acreage
42	161-07-077B	2019	ELLSWORTH DIRK W/SCHMIDT WILLIAM F		1325 E OCOTILLO RD	PHOENIX AZ 85014	1325 E OCOTILLO RD,	PHOENIX 85014	$113,400	$453,800	$567,200	$56,720	$56,720	$432,508	$43,251	$43,251	0.311
43	161-08-003	2019	FARLEY GLENN F JR		1515 E MCLELLAN BLVD	PHOENIX AZ 85014	1515 E MCLELLAN BLVD,	PHOENIX 85014	$50,300	$201,400	$251,700	$25,170	$25,170	$200,479	$20,048	$20,048	0.194
44	161-08-018	2019	FARMER STEVEN P		1454 E TUCKEY LN	PHOENIX AZ 85014	1454 E TUCKEY LN,	PHOENIX 85014	$51,200	$205,000	$256,200	$25,620	$25,620	$190,230	$19,023	$19,023	0.194
45	161-07-006	2019	FELLHEIMER SCOTT H/CANDICE R		1201 E OCOTILLO RD	PHOENIX AZ 85014	1201 E OCOTILLO RD,	PHOENIX 85014	$66,000	$264,300	$330,300	$33,030	$33,030	$247,088	$24,709	$24,709	0.263
46	161-08-026	2019	FLORES ALEXANDER M/PATRICIA M		1520 E MCLELLAN BLVD	PHOENIX AZ 85014	1520 E MCLELLAN BLVD,	PHOENIX 85014	$49,500	$198,000	$247,500	$24,750	$24,750	$181,947	$18,195	$18,195	0.204
47	161-08-006	2019	FOX ERIC/ELIZABETH		1501 E MCLELLAN BLVD	PHOENIX AZ 85014	1501 E MCLELLAN BLVD,	PHOENIX 85014	$49,900	$199,700	$249,600	$24,960	$24,960	$177,033	$17,703	$17,703	0.188
48	161-07-005	2019	GABRIEL MARILYN E TR/JACK A		1203 E OCOTILLO RD	PHOENIX AZ 85014	1203 E OCOTILLO RD,	PHOENIX 85014	$56,700	$226,900	$283,600	$28,360	$28,360	$203,989	$20,399	$20,399	0.360
49	161-08-017	2019	GARCIA ADRIANA		1455 E TUCKEY LN	PHOENIX AZ 85014	1455 E TUCKEY LN,	PHOENIX 85014	$46,000	$184,200	$230,200	$23,020	$23,020	$164,679	$16,468	$16,468	0.179
50	161-08-164	2019	GARCIA YVETTE/RAFAEL		1435 E MCLELLAN BLVD	PHOENIX AZ 85014	1435 E MCLELLAN BLVD,	PHOENIX 85014	$81,000	$324,300	$405,300	$40,530	$40,530	$311,809	$31,181	$31,181	0.157
51	161-07-038	2019	GAVRILOVA RADMILA		435 OCEAN PKWY 3F	BROOKLYN NY 11218	1236 E MCLELLAN BLVD,	PHOENIX 85014	$66,900	$267,900	$334,800	$33,480	$33,480	$251,949	$25,195	$25,195	0.292
52	161-08-009	2019	GILES REVOCABLE TRUST	GILES DAVID BARTOW TR	1455 E MCLELLAN BLVD	PHOENIX AZ 85014	1455 E MCLELLAN BLVD,	PHOENIX 85014	$62,300	$249,400	$311,700	$31,170	$31,170	$229,959	$22,996	$22,996	0.207
53	161-07-029	2019	GILKAROV DANIEL		6539 N 13TH ST	PHOENIX AZ 85014	6539 N 13TH ST,	PHOENIX 85014	$61,100	$244,500	$305,600	$30,560	$30,560	$213,087	$21,309	$21,309	0.269
54	161-07-060	2019	GLENDA M WHITTEN REVOCABLE TRUST		6644 N 13TH ST	PHOENIX AZ 85014	6644 N 13TH ST,	PHOENIX 85014	$62,800	$251,200	$314,000	$31,400	$31,400	$235,869	$23,587	$23,587	0.284
55	161-07-036	2019	GOLDSTEIN GABRIEL/CHANA		1228 E MCLELLAN BLVD	PHOENIX AZ 85014	1228 E MCLELLAN BLVD,	PHOENIX 85014	$55,300	$221,500	$276,800	$27,680	$27,680	$186,019	$18,602	$18,602	0.202
56	161-07-037	2019	GOMEZ JAIME ERLAN		5314 INGLEWOOD BLVD	DEL REY CA 90230	1232 E MCLELLAN BLVD,	PHOENIX 85014	$63,300	$253,200	$316,500	$31,650	$31,650	$233,942	$23,394	$23,394	0.215
57	161-07-067	2019	GROSSMAN DONA E TR/IRWIN S		6628 N 14TH ST	PHOENIX AZ 85014	6628 N 14TH ST,	PHOENIX 85014	$69,700	$279,100	$348,800	$34,880	$34,880	$250,880	$25,088	$25,088	0.320
58	161-08-071C	2019	GST-EMEMPT TRUST OF THE LUSK REVOCABLE TRUST	KELLY LUSK TRUSTEE	6535 N 14TH ST	PHOENIX AZ 85014	6535 N 14TH ST,	PHOENIX 85014	$89,100	$356,600	$445,700	$44,570	$44,570	$345,047	$34,505	$34,505	0.660
59	161-08-038	2019	HALL JOHN E & KAREN L		6615B N 14TH ST	PHOENIX AZ 85014	6615 N 14TH ST,	PHOENIX 85014	$48,900	$195,900	$244,800	$24,480	$24,480	$148,252	$14,825	$14,825	0.242
60	161-08-035A	2019	HARRIS ROBERT		6629 N 14TH ST	PHOENIX AZ 85014	6629 N 14TH ST,	PHOENIX 85014	$63,100	$252,500	$315,600	$31,560	$31,560	$216,623	$21,662	$21,662	0.220
61	161-08-129	2019	HEISSER MARY ELLEN		6523 N 14TH ST UNIT 102	PHOENIX AZ 85014	6523 N 14TH ST,102	PHOENIX 85014	$36,500	$146,000	$182,500	$18,250	$18,250	$129,161	$12,916	$12,916	0.036
62	161-08-036	2019	HENRY MARGARET M		6625 N 14TH ST	PHOENIX AZ 85014	6625 N 14TH ST,	PHOENIX 85014	$55,200	$221,000	$276,200	$27,620	$27,620	$186,160	$18,616	$18,616	0.681
63	161-07-012A	2019	HESTER JAIMIE		1228 E TUCKEY LN	PHOENIX AZ 85014	1228 E TUCKEY LN,	PHOENIX 85014	$42,500	$170,200	$212,700	$21,270	$21,270	$200,970	$20,097	$20,097	0.360
64	161-08-016	2019	HICKMAN MATTHEW D		1453 E TUCKEY LN	PHOENIX AZ 85014	1453 E TUCKEY LN,	PHOENIX 85014	$44,200	$176,900	$221,100	$22,110	$22,110	$163,696	$16,370	$16,370	0.167
65	161-08-022	2019	HIGHER POWER INVESTMENTS LLC		1534 E SAN MIGUEL AVE	PHOENIX AZ 85014	1502 E TUCKEY LN,	PHOENIX 85014	$57,400	$229,800	$287,200	$28,720	$28,720	$235,895	$23,590	$23,590	0.268
66	161-07-056	2019	HILDEBRANT LEA ANN		6614 N 13TH ST	PHOENIX AZ 85014	6614 N 13TH ST,	PHOENIX 85014	$56,100	$224,700	$280,800	$28,080	$28,080	$202,444	$20,244	$20,244	0.250
67	161-08-135	2019	HIPPS KIMBERLY A		6523 N 14TH ST UNIT 108	PHOENIX AZ 85014	6523 N 14TH ST,108	PHOENIX 85014	$36,700	$147,000	$183,700	$18,370	$18,370	$129,862	$12,986	$12,986	0.031
68	161-07-031	2019	HUSEINOVIC FADILA/AMIR		842 E SIERRA VISTA	PHOENIX AZ 85014	6647 N 12TH ST,	PHOENIX 85014	$47,700	$191,000	$238,700	$23,870	$23,870	$144,884	$14,488	$14,488	0.165
69	161-08-035D	2019	JAMES D BYCROFT AND CHERYL L BYCROFT TRUST		1407 E OCOTILLO RD	PHOENIX AZ 85014	1407 E OCOTILLO RD,	PHOENIX 85014	$61,800	$247,200	$309,000	$30,900	$30,900	$212,413	$21,241	$21,241	0.184
70	161-08-008	2019	JENKINS JAY/AMANDA		1459 E MCLELLAN BLVD	PHOENIX AZ 85014	1459 E MCLELLAN BLVD,	PHOENIX 85014	$53,000	$212,200	$265,200	$26,520	$26,520	$189,809	$18,981	$18,981	0.292
71	161-08-012	2019	JOHNSON PAUL A TR		1519 E TUCKEY LN	PHOENIX AZ 85014	1519 E TUCKEY LN,	PHOENIX 85014	$49,200	$196,900	$246,100	$24,610	$24,610	$179,982	$17,998	$17,998	0.176
72	161-07-020	2019	JONES BETHANY R/MICHAEL B		6510 N 13TH ST	PHOENIX AZ 85014	6510 N 13TH ST,	PHOENIX 85014	$65,900	$263,800	$329,700	$32,970	$32,970	$260,206	$26,021	$26,021	0.247
73	161-08-029	2019	JPL MEDICAL CONSULTING LLC		2423 E OCOTILLO RD	PHOENIX AZ 85016	1455 E OCOTILLO RD,	PHOENIX 85014	$57,700	$230,900	$288,600	$28,860	$28,860	$206,305	$20,631	$20,631	0.257
74	161-08-130	2019	KARON RUSSELL A		6523 N 14TH ST UNIT 103	PHOENIX AZ 85014	6523 N 14TH ST,103	PHOENIX 85014	$36,500	$146,000	$182,500	$18,250	$18,250	$127,054	$12,705	$12,705	0.035
75	161-07-077A	2019	KELLY M OLHAUSEN REVOCABLE TRUST		1335 E OCOTILLO RD	PHOENIX AZ 85014	1335 E OCOTILLO RD,	PHOENIX 85014	$107,600	$430,700	$538,300	$53,830	$53,830	$400,484	$40,048	$40,048	0.274
76	161-07-023	2019	KHODZHAYEVA ALLA		6530 N 13TH ST	PHOENIX AZ 85014	6530 N 13TH ST,	PHOENIX 85014	$58,700	$235,100	$293,800	$29,380	$29,380	$197,297	$19,730	$19,730	0.239
77	161-07-040	2019	KHUDAYDATOV BORIS/NIYAZOVA MARINA		6637 N 12TH PL	PHOENIX AZ 85014	6637 N 12TH PL,	PHOENIX 85014	$63,200	$253,000	$316,200	$31,620	$31,620	$238,132	$23,813	$23,813	0.160
78	161-08-139	2019	KLOSTERMAN ROBBIN		6523 N 14TH ST NO 112	PHOENIX AZ 85014	6523 N 14TH ST,112	PHOENIX 85014	$36,700	$147,000	$183,700	$18,370	$18,370	$129,862	$12,986	$12,986	0.032
79	161-07-030	2019	LACEY ALANNA		6525 N 13TH ST	PHOENIX AZ 85014	6525 N 13TH ST,	PHOENIX 85014	$64,700	$258,900	$323,600	$32,360	$32,360	$232,992	$23,299	$23,299	0.284
80	161-08-033	2019	LANDSEA HOMES OF ARIZONA LLC		7600 E DOUBLETREE RANCH RD STE 130	SCOTTSDALE AZ 852582135	1425 E OCOTILLO RD,	PHOENIX 85014	$85,200	$766,500	$851,700	$85,170	$85,170	$372,801	$37,280	$37,280	0.546
80	161-08-034	2019	LANDSEA HOMES OF ARIZONA LLC		7600 E DOUBLETREE RANCH RD STE 130	SCOTTSDALE AZ 852582135	1425 E OCOTILLO RD,	PHOENIX 85014	$95,300	$0	$95,300	$9,530	$9,530	$41,711	$4,171	$4,171	0.611

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Count	Parcel No	Tax Year	Owner Name	In Care Of	Mailing Address	City State Zip	Situs Address	Situs City Zip	Land FCV	Improvement FCV	Total FCV	Total Assessed FCV	Total Net FCV	Total LPV	Total Assessed Value (LPV)	Net Assessed Value (LPV)	Total Acreage
80	161-08-044	2019	LANDSEA HOMES OF ARIZONA LLC		7600 E DOUBLETREE RANCH RD STE 130	SCOTTSDALE AZ 852582135	6626 N 14TH PL,	PHOENIX 85014	$35,200	$96,600	$131,800	$13,180	$13,180	$57,647	$5,765	$5,765	0.226
81	161-07-055	2019	LASHGARI RANA		6608 N 13TH ST	PHOENIX AZ 85014	6608 N 13TH ST,	PHOENIX 85014	$65,500	$262,300	$327,800	$32,780	$32,780	$221,374	$22,137	$22,137	0.249
82	161-08-014	2019	LEE FAMILY TRUST	LEE BRIAN SCOTT/VANESSA BURKE TR	1502 E MCCLELLAN BLVD	PHOENIX AZ 85014	1502 E MCLELLAN BLVD,	PHOENIX 85014	$49,400	$197,600	$247,000	$24,700	$24,700	$183,913	$18,391	$18,391	0.252
83	161-07-077C	2019	LEE RYAN J/DEBBIE LYNN		5303 W BRANHAM LN	LAVEEN AZ 85339	1315 E OCOTILLO RD,	PHOENIX 85014	$100,400	$401,900	$502,300	$50,230	$50,230	$337,797	$33,780	$33,780	0.359
84	161-08-023	2019	LEIDER BONNIE P		1506 E TUCKEY LN	PHOENIX AZ 85012	1506 E TUCKEY LN,	PHOENIX 85014	$64,300	$257,400	$321,700	$32,170	$32,170	$244,248	$24,425	$24,425	0.296
85	161-07-001	2019	LEVY JEREMY N/RACHEL S		1233 E OCOTILLO RD	PHOENIX AZ 85014	1233 E OCOTILLO RD,	PHOENIX 85014	$66,000	$264,000	$330,000	$33,000	$33,000	$251,621	$25,162	$25,162	0.237
86	161-08-041	2019	LI SHARON P TR		6605 N 14TH PL	PHOENIX AZ 85014	1420 E MCLELLAN BLVD,	PHOENIX 85014	$59,400	$237,700	$297,100	$29,710	$29,710	$204,409	$20,441	$20,441	0.258
86	161-08-048	2019	LI SHARON P TR		6605 N 14TH PL	PHOENIX AZ 85014	6605 N 14TH PL,	PHOENIX 85014	$70,300	$281,500	$351,800	$35,180	$35,180	$250,279	$25,028	$25,028	0.568
86	161-08-075B	2019	LI SHARON P TR		6605 N 14TH PL	PHOENIX AZ 85014	1449 E MCLELLAN BLVD,	PHOENIX 85014	$73,400	$293,600	$367,000	$36,700	$36,700	$300,638	$30,064	$30,064	0.430
87	161-08-134	2019	LITZEN DAVID/LORI		1204 SETTLERS CREEK PL	RAPID CITY SD 57701	6523 N 14TH ST,107	PHOENIX 85014	$36,700	$147,000	$183,700	$18,370	$18,370	$129,862	$12,986	$12,986	0.031
88	161-07-048	2019	LONETTI DANIEL A/ELIZABETH		6631 N 13TH ST	PHOENIX AZ 85014	6631 N 13TH ST,	PHOENIX 85014	$76,200	$304,800	$381,000	$38,100	$38,100	$290,081	$29,008	$29,008	0.261
89	161-07-068	2019	LOOMIS DAVID N/SUZANNE M		6522 N 14TH ST	PHOENIX AZ 85014	6522 N 14TH ST,	PHOENIX 85014	$103,200	$412,800	$516,000	$51,600	$51,600	$365,341	$36,534	$36,534	0.910
90	161-08-011	2019	LUNNY ROBERT		1515 E TUCKEY LN	PHOENIX AZ 85014	1515 E TUCKEY LN,	PHOENIX 85014	$51,700	$207,100	$258,800	$25,880	$25,880	$177,736	$17,774	$17,774	0.182
91	161-07-053	2019	MACKENZIE REVOCABLE TRUST	MACKENZIE RODERICK K/LYNN A TR	6601 N 13TH ST	PHOENIX AZ 85014	6601 N 13TH ST,	PHOENIX 85014	$69,700	$278,900	$348,600	$34,860	$34,860	$225,608	$22,561	$22,561	0.240
92	161-08-004	2019	MANN SHAYE D/NAOMI		1509 E MC LELLAN BLVD	PHOENIX AZ 85014	1509 E MCLELLAN BLVD,	PHOENIX 85014	$58,100	$232,600	$290,700	$29,070	$29,070	$217,603	$21,760	$21,760	0.309
93	161-08-015	2019	MARGARET LOCHHEAD TRUST		1452 E MCLELLAN BLVD	PHOENIX AZ 85014	1452 E MCLELLAN BLVD,	PHOENIX 85014	$46,200	$184,800	$231,000	$23,100	$23,100	$179,968	$17,997	$17,997	0.181
94	161-08-037	2019	MARY KATHLEEN JUDD 2012 TRUST	JUDD MARY KATHLEEN TR	6615 N 14TH ST	PHOENIX AZ 85014	6615 N 14TH ST,	PHOENIX 85014	$50,800	$203,500	$254,300	$25,430	$25,430	$178,557	$17,856	$17,856	0.173
95	161-07-024	2019	MCCALLUM JOSEPH S		6534 N 13TH ST	PHOENIX AZ 85014	6534 N 13TH ST,	PHOENIX 85014	$57,800	$231,200	$289,000	$28,900	$28,900	$201,882	$20,188	$20,188	0.245
96	161-07-009A	2019	MICHAEL PUSKAR LIVING TRUST	PUSKAR MICHAEL TR	1212 E TUCKEY LN	PHOENIX AZ 85014	1212 E TUCKEY LN,	PHOENIX 85014	$60,800	$243,500	$304,300	$30,430	$30,430	$229,250	$22,925	$22,925	0.363
97	161-08-074	2019	MILLS FAMILY TRUST		1503 E OCOTILLO RD	PHOENIX AZ 85014	1503 E OCOTILLO RD,	PHOENIX 85014	$58,300	$233,200	$291,500	$29,150	$29,150	$204,270	$20,427	$20,427	0.360
98	161-07-052	2019	MION JOSE G/AFOLABI TITILOLA M		6607 N 13TH ST	PHOENIX AZ 85014	6607 N 13TH ST,	PHOENIX 85014	$54,300	$217,300	$271,600	$27,160	$27,160	$184,053	$18,405	$18,405	0.236
99	161-08-021	2019	MITCHELL DANIEL/TINA		1100 BLUE GRANITE LN	PRESCOTT AZ 86303	1460 E TUCKEY LN,	PHOENIX 85014	$51,600	$206,600	$258,200	$25,820	$25,820	$179,419	$17,942	$17,942	0.301
100	161-08-133	2019	MITCHELL SALLY		6523 N 14TH ST	PHOENIX AZ 85014	6523 N 14TH ST,106	PHOENIX 85014	$36,500	$146,000	$182,500	$18,250	$18,250	$129,161	$12,916	$12,916	0.031
101	161-08-072A	2019	MLNARIK RONALD J/BARBARA ANN TR		31 W FRIER DR	PHOENIX AZ 85021	1432 E MARYLAND AVE,	PHOENIX 85014	$187,300	$712,400	$899,700	$89,970	$89,970	$380,039	$38,004	$38,004	0.740
101	161-08-080A	2019	MLNARIK RONALD J/BARBARA ANN TR		31 W FRIER DR	PHOENIX AZ 85021	1440 E MARYLAND AVE,	PHOENIX 85014	$95,900	$162,300	$258,200	$25,820	$25,820	$108,943	$10,894	$10,894	0.379
101	161-08-080B	2019	MLNARIK RONALD J/BARBARA ANN TR		31 W FRIER DR	PHOENIX AZ 85021	1440 E MARYLAND AVE,	PHOENIX 85014	$55,900	$482,000	$537,900	$53,790	$53,790	$227,153	$22,715	$22,715	0.221
102	161-07-062	2019	MOHR TROY P/DAY DARCY L		1240 E TUCKEY LN	PHOENIX AZ 85014	1240 E TUCKEY LN,	PHOENIX 85014	$69,500	$278,300	$347,800	$34,780	$34,780	$266,620	$26,662	$26,662	0.235
103	161-08-027	2019	MONDRAGON MARIA SYVLIA		1528 E MCLELLAN BLVD	PHOENIX AZ 85014	1528 E MCLELLAN BLVD,	PHOENIX 85014	$56,100	$224,400	$280,500	$28,050	$28,050	$212,130	$21,213	$21,213	0.215
104	161-08-040	2019	MORAN MARY BETH TR		6605 N 14TH ST	PHOENIX AZ 85014	6605 N 14TH ST,	PHOENIX 85014	$63,500	$254,300	$317,800	$31,780	$31,780	$215,221	$21,522	$17,557	0.274
105	161-07-013	2019	MURDAKHAIEV RAFAEL		1227 E TUCKEY LN	PHOENIX AZ 85014	1227 E TUCKEY LN,	PHOENIX 85014	$49,000	$196,000	$245,000	$24,500	$24,500	$167,206	$16,721	$16,721	0.241
106	161-07-049	2019	RESIDENT						$54,000	$216,200	$270,200	$27,020	$27,020	$187,562	$18,756	$18,756	0.263
107	161-08-039	2019	NELSEN STEPHEN P		6617 N 14TH ST	PHOENIX AZ 85014	6617 N 14TH ST,	PHOENIX 85014	$35,100	$140,600	$175,700	$17,570	$17,570	$104,732	$10,473	$10,473	0.173
108	161-07-051	2019	NEUWIRTH FAMILY INVESTMENTS LLC		6615 N 13TH ST	PHOENIX AZ 85014	6615 N 13TH ST,	PHOENIX 85014	$79,000	$316,000	$395,000	$39,500	$39,500	$271,796	$27,180	$27,180	0.260
109	161-07-083	2019	NEWMARK HOMES LLC		8080 E GELDING DR STE 108	SCOTTSDALE AZ 85260	6540 N 14TH ST,	PHOENIX 85014	$96,000	$384,100	$480,100	$48,010	$48,010	$338,216	$33,822	$33,822	1.430
110	161-08-019	2019	NICOL CATHEY A		1456 E TUCKEY LN	PHOENIX AZ 850140000	1456 E TUCKEY LN,	PHOENIX 85014	$46,400	$185,700	$232,100	$23,210	$23,210	$169,592	$16,959	$16,959	0.200
111	161-08-052	2019	NORRIS R SCOTT		7047 E GREENWAY PKWY	SCOTTSDALE AZ 85254	1431 E MCLELLAN BLVD,	PHOENIX 85014	$61,600	$246,400	$308,000	$30,800	$30,800	$218,161	$21,816	$21,816	0.260
112	161-07-070	2019	NVBC TRUST	PAQUETTE RUSSELL/DENVERLEE TRUSTEES	1345 E OCOTILLO RD	PHOENIX AZ 85014	1345 E OCOTILLO RD,	PHOENIX 85014	$112,400	$449,900	$562,300	$56,230	$56,230	$483,217	$48,322	$48,322	0.590
113	161-08-131	2019	O BRIEN PAMELA R TR		6523 N 14TH ST 104	PHOENIX AZ 85014	6523 N 14TH ST,104	PHOENIX 85014	$36,500	$146,000	$182,500	$18,250	$18,250	$127,054	$12,705	$12,705	0.036
114	161-08-047	2019	ORWOLL ERIK G/SUSAN K		6615 N 14TH PL	PHOENIX AZ 85014	6615 N 14TH PL,	PHOENIX 85014	$75,400	$301,900	$377,300	$37,730	$37,730	$283,717	$28,372	$28,372	0.627
115	161-07-018	2019	PATERNOSTER SASHA S		1203 E TUCKEY LN	PHOENIX AZ 85014	1203 E TUCKEY LN,	PHOENIX 85014	$71,400	$285,700	$357,100	$35,710	$35,710	$237,261	$23,726	$23,726	0.271
116	161-08-141	2019	PFISTER SUZANNE M TR		1426 E MCLELLAN BLVD	PHOENIX AZ 85014	1426 E MCLELLAN BLVD,	PHOENIX 85014	$70,400	$281,800	$352,200	$35,220	$35,220	$247,088	$24,709	$24,709	0.169
117	161-07-084A	2019	PINSON KENNETH DANIEL		PO BOX 45213	PHOENIX AZ 85064	6518 N 14TH ST,	PHOENIX 85014	$73,000	$292,100	$365,100	$36,510	$36,510	$267,867	$26,787	$26,787	0.296

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Count	Parcel No	Tax Year	Owner Name	In Care Of	Mailing Address	City State Zip	Situs Address	Situs City Zip	Land FCV	Improvement FCV	Total FCV	Total Assessed FCV	Total Net FCV	Total LPV	Total Assessed Value (LPV)	Net Assessed Value (LPV)	Total Acreage
118	161-08-132	2019	PISCHKE KEITH M/BARILE ANDREA G TR		6523 N 14TH ST NO 105	PHOENIX AZ 85014	6523 N 14TH ST,105	PHOENIX 85014	$36,500	$146,000	$182,500	$18,250	$18,250	$129,161	$12,916	$12,916	0.034
119	161-07-035	2019	PRIME HOMES LLC		9031 SUTPHIN BLVD	JAMAICA NY 114353631	1222 E MCLELLAN BLVD,	PHOENIX 85014	$49,200	$196,900	$246,100	$24,610	$24,610	$163,275	$16,328	$16,328	0.215
120	161-08-051	2019	QUINN SEAN M		1219 N SELDON LN	PHOENIX AZ 85020	1425 E MCLELLAN BLVD,	PHOENIX 85014	$55,800	$223,400	$279,200	$27,920	$27,920	$192,054	$19,205	$19,205	0.290
121	161-07-073	2019	R AND P PROPERTIES I LLC		2141 E BETHANY HOME RD	PHOENIX AZ 850162027	6624 N 14TH ST,	PHOENIX 85014	$98,600	$394,400	$493,000	$49,300	$49,300	$371,781	$37,178	$37,178	0.876
122	161-08-162	2019	RAWLINSON DEREK C/MELISSA W		1443 E MCLELLAN BLVD	PHOENIX AZ 85014	1443 E MCLELLAN BLVD,	PHOENIX 85014	$70,200	$280,800	$351,000	$35,100	$35,100	$220,694	$22,069	$22,069	0.161
123	161-07-002	2019	ROTH YONAH/ABIGAIL R		1227 E OCOTILLO RD	PHOENIX AZ 85014	1227 E OCOTILLO RD,	PHOENIX 85014	$49,500	$198,000	$247,500	$24,750	$24,750	$183,210	$18,321	$18,321	0.235
124	161-08-035C	2019	ROTHSTEIN JOHN/BROWN STACEY R		1405 E OCOTILLO RD	PHOENIX AZ 85014	1405 E OCOTILLO RD,	PHOENIX 85014	$76,100	$304,400	$380,500	$38,050	$38,050	$281,625	$28,163	$28,163	0.184
125	161-08-055	2019	SARISKY 2010 REVOCABLE TRUST/FIRST AMENDED AND RESTATE BALZANO 2010 REVOCABLE TRUST		1415 E MCLELLAN BLVD	PHOENIX AZ 85014	1415 E MCLELLAN BLVD,	PHOENIX 85014	$63,000	$252,100	$315,100	$31,510	$31,510	$218,729	$21,873	$21,873	0.290
126	161-07-082	2019	SCHMIEDER JOSEPH/NANCY		3230 N SHOWDOWN PL	TUCSON AZ 85749	1249 E OCOTILLO RD,	PHOENIX 85014	$56,000	$224,100	$280,100	$28,010	$28,010	$150,008	$15,001	$15,001	0.240
127	161-07-081	2019	SEMON MATTHEW HAROLD/HAVILAND BLAIR NICOLE		1245 E OCOTILLO RD	PHOENIX AZ 85014	1245 E OCOTILLO RD,	PHOENIX 85014	$40,100	$160,600	$200,700	$20,070	$20,070	$124,668	$12,467	$12,467	0.220
128	161-07-034	2019	SHERMAN JEFFREY N		1216 E MCLELLAN BLVD	PHOENIX AZ 85014	1216 E MCLELLAN BLVD,	PHOENIX 85014	$49,600	$198,600	$248,200	$24,820	$24,820	$176,210	$17,621	$17,621	0.198
129	161-07-032	2019	SHUMATE RANDALL DAVID & JULIE LYNNE		6643 N 12TH ST	PHOENIX AZ 85014	6643 N 12TH ST,	PHOENIX 85014	$46,400	$185,700	$232,100	$23,210	$23,210	$144,603	$14,460	$14,460	0.166
130	161-07-063	2019	SIEGREST SCOTT D		5604 W BUCKHORN TRL	PHOENIX AZ 85083	1239 E TUCKEY LN,	PHOENIX 85014	$53,500	$214,300	$267,800	$26,780	$26,780	$176,192	$17,619	$17,619	0.261
131	161-08-067	2019	SKGM LLC		6530 N 16TH ST	PHOENIX AZ 85016	6530 N 16TH ST,	PHOENIX 85016	$209,300	$250,700	$460,000	$82,800	$82,800	$390,351	$70,263	$70,263	0.253
131	161-08-068B	2019	SKGM LLC		6530 N 16TH ST	PHOENIX AZ 85016	6530 N 16TH ST,	PHOENIX 85016	$215,900	$0	$215,900	$38,862	$38,862	$156,310	$28,136	$28,136	0.261
132	161-07-014	2019	SKINNER JAMES R		1457 W EMERALD KEY CT	GILBERT AZ 85233	1223 E TUCKEY LN,	PHOENIX 85014	$50,000	$200,300	$250,300	$25,030	$25,030	$172,260	$17,226	$17,226	0.257
133	161-08-025	2019	SMITH ADAM/KOLACK GIA		1516 E TUCKEY LN	PHOENIX AZ 85014	1516 E TUCKEY LN,	PHOENIX 85014	$55,900	$223,600	$279,500	$27,950	$27,950	$204,690	$20,469	$20,469	0.209
134	161-07-025	2019	SMITH JAMES R/TAMRA R		6540 N 13TH ST	PHOENIX AZ 85014	6540 N 13TH ST,	PHOENIX 85014	$65,700	$262,800	$328,500	$32,850	$32,850	$175,041	$17,504	$17,504	0.229
135	161-08-024	2019	SNOW DENNIE L		15033 N 35TH DR	PHOENIX AZ 85053	1512 E TUCKEY LN,	PHOENIX 85014	$59,800	$239,500	$299,300	$29,930	$29,930	$215,496	$21,550	$21,550	0.230
136	161-08-191	2019	SNYDER RICHARD		1555 E OCOTILLO RD UNIT 22	PHOENIX AZ 85014	1555 E OCOTILLO RD,22	PHOENIX 85016	$112,900	$451,800	$564,700	$56,470	$56,470	$406,584	$40,658	$40,658	0.075
137	161-07-085A	2019	SPENCER DEBI CHEUVRONT		6616 N 14TH ST	PHOENIX AZ 85014	6616 N 14TH ST,	PHOENIX 85014	$104,900	$419,600	$524,500	$52,450	$52,450	$423,982	$42,398	$42,398	0.443
138	161-08-031	2019	STARKEY RONNIE JOE TR		1437 E OCOTILLO RD	PHOENIX AZ 85014	1437 E OCOTILLO RD,	PHOENIX 85014	$49,900	$199,900	$249,800	$24,980	$24,980	$162,573	$16,257	$16,257	0.218
139	161-07-050	2019	STEVE C ZEIDMAN AND BRIAN K HATFIELD REVOCABLE LIVING TRUST		6621 N 13TH ST	PHOENIX AZ 85014	6621 N 13TH ST,	PHOENIX 85014	$67,900	$271,700	$339,600	$33,960	$33,960	$247,370	$24,737	$24,737	0.252
140	161-07-022	2019	SULARSKI CATHY/WALTER		2614 QUINCE CT	FORT COLLINS CO 80526	6524 N 13TH ST,	PHOENIX 85014	$49,800	$199,400	$249,200	$24,920	$24,920	$158,922	$15,892	$15,892	0.248
141	161-07-041	2019	SWANSON ELIZABETH A/GLORIA J TR		6631 N 12TH PL	PHOENIX AZ 85014	6631 N 12TH PL,	PHOENIX 85014	$45,600	$182,400	$228,000	$22,800	$22,800	$146,007	$14,601	$14,601	0.164
142	161-07-016	2019	TANNER PATRICIA M		1215 E TUCKEY LN	PHOENIX AZ 85014	1215 E TUCKEY LN,	PHOENIX 85014	$53,500	$214,100	$267,600	$26,760	$26,760	$174,085	$17,409	$17,409	0.262
143	161-07-044A	2019	TARTER TIM A/CHRISTINA R		2525 E ARIZONA BILTMORE CIR SUIT B 218	PHOENIX AZ 85016	1221 E MCLELLAN BLVD,	PHOENIX 85014	$55,300	$221,300	$276,600	$27,660	$27,660	$180,824	$18,082	$18,082	0.225
144	161-08-064	2019	TAUBMAN PETER E/BESS E ALTFELD		1503 E TOWN AND COUNTRY LN	PHOENIX AZ 85014	1503 E TOWN AND COUNTRY LN,	PHOENIX 85014	$71,700	$286,800	$358,500	$35,850	$35,850	$257,196	$25,720	$25,720	0.420
145	161-07-064A	2019	TAYLOR RONSON L/CHRISTINA D		1245 E TUCKEY LN	PHOENIX AZ 85014	1245 E TUCKEY LN,	PHOENIX 85014	$77,500	$310,200	$387,700	$38,770	$38,770	$279,144	$27,914	$27,914	0.274
146	161-07-026	2019	THERIEN ROBERT A/WARREN-THERIEN ALICIA I		6544 N 13TH ST	PHOENIX AZ 85014	6544 N 13TH ST,	PHOENIX 85014	$58,600	$234,700	$293,300	$29,330	$29,330	$194,020	$19,402	$19,402	0.247
147	161-07-061	2019	THOMAS CHRISTOPHER PATRICK/LATIN SARA B		1246 E TUCKEY LN	PHOENIX AZ 85014	1246 E TUCKEY LN,	PHOENIX 85014	$61,500	$246,100	$307,600	$30,760	$30,760	$209,462	$20,946	$20,946	0.224
148	161-07-072	2019	THOMAS RICHARD		1332 E OCOTILLO RD	PHOENIX AZ 85014	6610 N 14TH ST,	PHOENIX 85014	$75,900	$303,700	$379,600	$37,960	$37,960	$258,647	$25,865	$25,865	0.880
149	161-07-054	2019	TORRES JAVIER/GINGER S		6602 N 13TH ST	PHOENIX AZ 85014	6602 N 13TH ST,	PHOENIX 85014	$57,500	$230,000	$287,500	$28,750	$28,750	$198,232	$19,823	$19,823	0.246
150	161-08-045A	2019	TOWN & COUNTRY 1 AND 2 LLC	ERIC BOOTHE	2805 E SHERRAL LN	PHOENIX AZ 85016	6621 N 14TH PL,	PHOENIX 85014	$91,600	$0	$91,600	$13,740	$13,740	$53,057	$7,959	$7,959	0.149
150	161-08-045B	2019	TOWN & COUNTRY 1 AND 2 LLC	ERIC BOOTHE	2805 E SHERRAL LN	PHOENIX AZ 85016	1437 E TOWN AND COUNTRY LN,	PHOENIX 85014	$49,100	$196,700	$245,800	$24,580	$24,580	$176,976	$17,698	$17,698	0.149
151	161-07-046	2019	TROUNG DU VAN		6643 N 13TH ST	PHOENIX AZ 85014	6643 N 13TH ST,	PHOENIX 85014	$58,600	$234,500	$293,100	$29,310	$29,310	$218,692	$21,869	$21,869	0.290
152	161-07-010	2019	WAGNER RICHARD P		1220 E TUCKEY LN	PHOENIX AZ 85014	1220 E TUCKEY LN,	PHOENIX 85014	$72,100	$288,700	$360,800	$36,080	$36,080	$250,598	$25,060	$25,060	0.349

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Count	Parcel No	Tax Year	Owner Name	In Care Of	Mailing Address	City State Zip	Situs Address	Situs City Zip	Land FCV	Improvement FCV	Total FCV	Total Assessed FCV	Total Net FCV	Total LPV	Total Assessed Value (LPV)	Net Assessed Value (LPV)	Total Acreage
153	161-08-170	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,1	PHOENIX 85016	$117,300	$469,200	$586,500	$58,650	$58,650	$422,280	$42,228	$42,228	0.093
153	161-08-171	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,2	PHOENIX 85016	$134,700	$539,100	$673,800	$67,380	$67,380	$485,136	$48,514	$48,514	0.108
153	161-08-172	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,3	PHOENIX 85016	$116,100	$0	$116,100	$17,415	$17,415	$61,194	$9,179	$9,179	0.111
153	161-08-173	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,4	PHOENIX 85016	$116,800	$467,400	$584,200	$58,420	$58,420	$420,624	$42,062	$42,062	0.089
153	161-08-174	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,5	PHOENIX 85016	$96,800	$0	$96,800	$14,520	$14,520	$50,192	$7,529	$7,529	0.083
153	161-08-175	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,6	PHOENIX 85016	$114,600	$0	$114,600	$17,190	$17,190	$60,348	$9,052	$9,052	0.109
153	161-08-176	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,7	PHOENIX 85016	$113,100	$0	$113,100	$16,965	$16,965	$59,436	$8,915	$8,915	0.107
153	161-08-177	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,8	PHOENIX 85016	$78,200	$0	$78,200	$11,730	$11,730	$39,971	$5,996	$5,996	0.066
153	161-08-178	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,9	PHOENIX 85016	$98,700	$0	$98,700	$14,805	$14,805	$51,429	$7,714	$7,714	0.089
153	161-08-179	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,10	PHOENIX 85016	$85,800	$0	$85,800	$12,870	$12,870	$44,268	$6,640	$6,640	0.075
153	161-08-180	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,11	PHOENIX 85016	$98,700	$0	$98,700	$14,805	$14,805	$51,494	$7,724	$7,724	0.089
153	161-08-181	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,12	PHOENIX 85016	$113,400	$0	$113,400	$17,010	$17,010	$59,827	$8,974	$8,974	0.107
153	161-08-182	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,13	PHOENIX 85016	$114,700	$0	$114,700	$17,205	$17,205	$60,543	$9,081	$9,081	0.109
153	161-08-183	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,14	PHOENIX 85016	$99,900	$0	$99,900	$14,985	$14,985	$52,210	$7,832	$7,832	0.091
153	161-08-184	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,15	PHOENIX 85016	$86,900	$0	$86,900	$13,035	$13,035	$44,919	$6,738	$6,738	0.076
153	161-08-185	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,16	PHOENIX 85016	$87,700	$0	$87,700	$13,155	$13,155	$45,179	$6,777	$6,777	0.073
153	161-08-186	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,17	PHOENIX 85016	$116,900	$467,600	$584,500	$58,450	$58,450	$420,840	$42,084	$42,084	0.090
153	161-08-187	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,18	PHOENIX 85016	$112,900	$451,800	$564,700	$56,470	$56,470	$406,584	$40,658	$40,658	0.075
153	161-08-188	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,19	PHOENIX 85016	$134,600	$538,500	$673,100	$67,310	$67,310	$484,632	$48,463	$48,463	0.107
153	161-08-189	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,20	PHOENIX 85016	$89,900	$0	$89,900	$13,485	$13,485	$46,677	$7,002	$7,002	0.079
153	161-08-190	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,21	PHOENIX 85016	$116,900	$467,800	$584,700	$58,470	$58,470	$420,984	$42,098	$42,098	0.090
153	161-08-192	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	1555 E OCOTILLO RD,	PHOENIX 85016	$500	$0	$500	$75	$75	$500	$75	$75	0.443
153	161-08-193	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261			$500	$0	$500	$75	$75	$500	$75	$75	0.033
153	161-08-194	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261	6650 N 16TH ST,	PHOENIX 85016	$500	$0	$500	$75	$75	$500	$75	$75	0.163
153	161-08-195	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261			$500	$0	$500	$75	$75	$500	$75	$75	0.071
153	161-08-196	2019	WATT NEW LEAF-16 OCOTILLO LLC		8300 N HAYDEN RD STE A118	SCOTTSDALE AZ 85261			$500	$0	$500	$75	$75	$500	$75	$75	0.047
154	161-08-136	2019	WOOTEN KATHLEEN A		6523 N 14TH ST NO 109	PHOENIX AZ 85014	6523 N 14TH ST,109	PHOENIX 85014	$36,700	$147,000	$183,700	$18,370	$18,370	$127,756	$12,776	$12,776	1.101

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Count	Parcel No	Tax Year	Owner Name	In Care Of	Mailing Address	City State Zip	Situs Address	Situs City Zip	Land FCV	Improvement FCV	Total FCV	Total Assessed FCV	Total Net FCV	Total LPV	Total Assessed Value (LPV)	Net Assessed Value (LPV)	Total Acreage
155	161-08-142	2019	YAKUBOVA STELLA		1422 E MCCLELLAN BLVD	PHOENIX AZ 85014	1422 E MCLELLAN BLVD,	PHOENIX 85014	$69,100	$276,700	$345,800	$34,580	$34,580	$251,370	$25,137	$25,137	0.169
									$13,696,900	$43,292,900	$56,989,800	$5,960,916	$5,960,916	$39,603,463	$4,139,284	$4,135,319	49.620