

Cochise County Board of Supervisors
1415 Melody Lane
Bisbee, Az 85603

Sent via fax 520 432 5016, and mailed

Nov 03 / 2011

Re: 124-41-007 F

Attn: Gussie Motter (your notice Oct 31, 2011, attached)

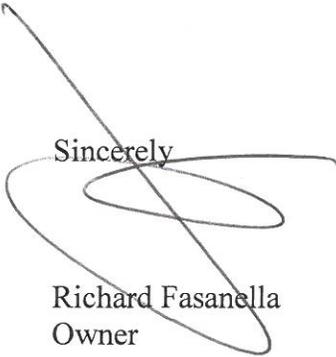
Please be advised that on the day of your last hearing I was physically at the Treasurers Office with your first notice to me. They explained to me the reason for the valuation change (I did not know).

I explained to them it was only family using both units and they advised me all I had to do was file a form (Affidavit – Owner Occupied Primary Residence), which I did (copy enclosed).

This residence has always been my primary, it is listed as such on my AZ State drivers License and I am registered to vote as a resident in Cochise County at that address. The address you mail to me in Tucson is my office located within a model home (10670 E Escalante Rd) for sale. It will become invalid soon.

Should you require any additional information please contact me at the Escalante address or at P O BOX 940 Benson AZ 85602 or call me at 520-631-4110 (cel)

Sincerely


Richard Fasanella
Owner

RECEIVED
COCHISE COUNTY
BOARD OF SUPERVISORS
2011 NOV - 7 P 2:08

Board of Supervisors

Patrick G. Call
Chairman
District 1

Ann English
Vice-Chairman
District 2

Richard R. Searle
Supervisor
District 3



Michael J. Ortega
County Administrator

James E. Vlahovich
Deputy County Administrator

Katie A. Howard
Clerk

October 31, 2011

Richard Fasanella
10670 E Escalante Road
Tucson, AZ 85730

Subject: Parcel Number 124-41-007 F

Dear Appellant(s):

The Hearing Officer's Recommended Decision(s) on the above referenced parcel(s) is attached. This is the decision that will be upheld by the Board of Supervisors, acting as the Cochise County Board of Equalization, at a special meeting on Monday, November 14th at 10:30 a.m. **unless you or the Assessor contests the Hearing Officer's decision in writing by 5:00 p.m. November 9, 2011.** No new information may be presented by either the Assessor or the appellant at this meeting, but if you contest the Hearing Officer's decision, you may wish to attend in case the Board of Equalization has questions or needs clarification. Should the Assessor contest the Hearing Officer's decision, you will be notified immediately.

Because of the tight schedule, you may also fax (520-432-5016) or email (Board@cochise.az.gov) your request to us.

Sincerely,

A handwritten signature in cursive script that reads "Gussie Motter".

Gussie Motter
Deputy Clerk of the Board

CC: Assessor

October 28, 2011

Cochise County Board of Equalization
1415 Melody Lane, Building G
Bisbee AZ 85635

RE: Recommended Decision of Hearing Officer in Appeal on Parcel No.
124-41-007 F

After conducting a Hearing on the appeal of the Notice of Change for the above parcel, it is my recommended decision that the following values be established:

FCV: \$156,016.00

LPV: \$152,374.00

The basis for my decision is as follows: The Appellant did not appear at the hearing, therefore the hearing proceeded in absentia. Having failed to appear and present competent evidence to refute the Assessor's recommended values and change in legal class, those recommendations should be approved.

Thank you,

James Riley, Hearing Officer

AFFIDAVIT - OWNER OCCUPIED PRIMARY RESIDENCE

Pursuant to A.R.S. § 42-12052

To avoid a possible penalty, read the following, COMPLETE and SIGN page 2, and return this form to the County Assessor's Office.

Date: 10/27/12

(Owner) NAME: RICHARD FASANELLA

ADDRESS: P.O. BOX 940

CITY: BENSON AZ

STATE, ZIP: 85602

1B15 4

COCHISE COUNTY ASSESSOR
PO BOX 168
BISBEE AZ 85603
(520)432-8650

Assessor's Parcel Number: 124 - 41 - 008 A

Book Map Parcel Split

NOTE: If the subject property consists of multiple parcels the primary (or lead) parcel number is listed above.

Property's Street Address: 1295 DEBBIE LANE

City: ST. DAVID

State: AZ

Zip: 85630

For Unaffixed Manufactured Homes: VIN# _____ Account # _____

You are listed as the owner of the above-referenced residential property in the County Assessor's records. The Assessor's Office has reason to believe that the above-referenced property is NOT your primary residence, or is rented to someone other than a "qualified family member" (see below) as defined pursuant to A.R.S. § 42-12053(2), and that it therefore should be reclassified from Class Three to Class Four (i.e., classified as a non-primary residence use property).

The County Assessor requires that you answer the questions on page 2 of this Notice in order to ensure the correct legal classification of the above-referenced property, as required by law.

Warning: A failure to respond truthfully to this Notice may result in the reclassification of the above-referenced property for Tax Year _____. The County Treasurer may then impose a civil penalty against the property that is equal to twice the amount of the State rebated portion of property taxes for your property that you have received as a result of the incorrect classification.

Definitions:

Primary Residence is your one and only main residence where you intend to reside more than nine months of the year. You can have only one primary residence no matter how many homes you own. If the above listed home is used as a vacation home, leased to a non-qualified family member or if you have a homestead exemption for a home in another state, the listed home cannot qualify as a primary residence. It is normally the home where you reside with your spouse and/or children (if any), where you are registered to vote, that is listed on your driver's license and near where you work.

Qualified Family Members include only: 1) a natural or adopted child or grandchild; 2) a stepson or stepdaughter of the owner; 3) the father or mother of the owner, grandparent or great grandparent of the owner; 4) a stepfather or stepmother of the owner; 5) a son-in-law, daughter-in-law, father-in-law or mother-in-law or; 6) natural or adopted brother or sister of the owner.

After reading the definition on the previous page, please check the answers to the following questions and provide any other required information.

1. Is the parcel identified on page 1 your primary residence as defined in the instructions?
 Yes No
2. Do you lease or rent the parcel listed on page 1 to someone else?
 Yes No
3. If the answer to question 2 is yes, then do you rent to a qualified family member as defined in the instructions, and do they occupy the property as their primary residence?
 Yes No
4. If you answered yes to question 3, provide the name and relationship of the relative below.
Name: ADULT SON OCCUPIES
Relationship: ONLY UNIT - ADULTS TAKE OTHER
5. Have you resided at the parcel listed on page 1 for 9 months or more during the previous 12 months?
 Yes No
6. If you answered no to question 5, how many months have you occupied the property during the previous 12 months as your primary residence?
 3 or Less 4 to 6 7 to 9
7. Have you filed an affidavit of primary residence on any other property this year or are you eligible for a homestead exemption on any other property?
 Yes No
8. If you answered yes to question 7, what is the address of the property that you previously claimed as your primary residence?
Address: 1815 DEBBIE LN
City: ST. DAVID
State: AL Zip: 35630
9. Is the parcel identified on page 1 the only residential property owned by you and/or your spouse?
 Yes No
10. Does your spouse claim a different primary residence?
 Yes No
11. Do you have a current driver's license or government I.D. issued by the State of Arizona?
 Yes No
12. Does the home address on your driver's license, or state issued I.D., match the address of the parcel identified on page 1?
 Yes No
13. Do you own vehicle(s) registered in Arizona at the address of the parcel identified on page 1?
 Yes No
14. Did you file an Arizona Full Time Resident Income Tax Return during the current year?
 Yes No
15. Did you file an Arizona Full Time Resident Income Tax Return for the previous year?
 Yes No
16. Did you file a full or part year resident income tax return in any other state during the past 18 months?
 Yes No
17. If you answered yes to question 16, in which state did you file your resident return?

18. Do you have children residing with you that attend K-12 schools in the same Arizona county as the property identified on page 1?
 Yes No
19. If the property is owned by an LLC, list the names of the member(s) or the name and relationship of the member's qualified relative that lives in the property as his/her primary residence.
Name: _____
Relationship: _____

Mailing Address (If different than property address listed on page 1):

SAME

City: _____ State: _____ Zip: _____

Daytime Telephone Number: (520) 631 4110

Type or Print Your Name: RICARDO PASANELLA

Signature: _____ Date: 10/27/11

Once completed, please sign and return this Notice to the County Assessor's Office.

RETAIN COPY FOR YOUR RECORDS