

2023 OBJECTION TO REAL PROPERTY ASSESSMENT
SDCL 10-11-13 thru SDCL 10-11-42

USE A SEPARATE FORM FOR EACH LEGAL DESCRIPTION - IF BARE AGRICULTURAL LAND, USE PT 17A

APPLICANT INFORMATION

ASSESSED IN NAME OF AINSWORTH, LAYNE & KIMBERLY	
MAILING ADDRESS 25 ROCKMONT RD BELMONT MA 02478	
PROPERTY ADDRESS (IF DIFFERENT THAN MAILING ADDRESS) No Situs	PHONE NUMBER 978-973-5510
COUNTY LAWRENCE	PARCEL NUMBER(S) 20540-00602-070-04
LEGAL DESCRIPTION OF PROPERTY BEING APPEALED - INCLUDE LOT, BLOCK, ADDITION, CITY OR SECTION, TOWNSHIP, AND RANGE Higgins S/D Lot 4A of Tract A-1 of NW1/4 NE1/4 & NE1/4 NW1/4 Plat 2015-04887	

APPEAL NUMBER(S): **County-2023-66**
REASON(S) FOR APPEALING: **Property Value**
NOTES: **See attached**

I BELIEVE THE CORRECT FULL AND TRUE VALUE OF SAID PROPERTY ON LEGAL ASSESSMENT DATE WAS:
BY SIGNING THIS DOCUMENT, I CERTIFY THAT I AM AUTHORIZED TO SIGN AND THAT THE ABOVE INFORMATION IS TRUE AND CORRECT.

SIGNATURE DATE: **4/6/2023 3:43:44 PM**

Suataulu

TAXPAYER / TAXPAYER ATTORNEY

COMPLETED BY DIRECTOR OF EQUALIZATION PRIOR TO COUNTY BOARD OF EQUALIZATION

	ABSTRACT CLASS	ASSESSOR VALUE FROM	LOCAL BOARD TO	COUNTY BOARD TO	CLASSIFICATION FROM	CLASSIFICATION TO	ASSESSOR RECOMMENDED VALUE	ASSESSOR RECOMMENDED CLASSIFICATION
Land AG		\$0						
Bldg AG		\$0						
Land NA & NA OO	NA-C	\$148,840 \$0						
Bldg NA, NA OO, MH and MH OO		\$0 \$0 \$0 \$0						
Total EQ		\$148,840						

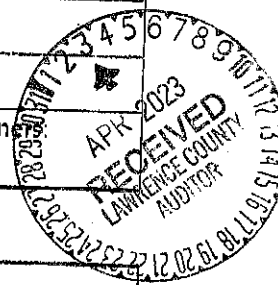
COUNTY AUDITOR SIGNATURE _____ DATE _____

- **Original copy:** OHE (if appealed to that body) - First copy: retained by county (if appealed to county board)
- **Second copy:** to assessor (if appealed to county board) - Third copy: to objector (after action by local board)

OBJECTION TO REAL PROPERTY ASSESSMENT
SDCL 10-11-13 thru SDCL 10-11-42

USE A SEPARATE FORM FOR EACH LEGAL DESCRIPTION - IF BARE AGRICULTURAL LAND, USE PT 17A

COURTHOUSE USE ONLY	
APPEAL NUMBERS	
Local Board:	
County Board:	
Office of Hearing Examiner:	



APPLICANT INFORMATION

ASSESSED IN NAME OF AINSWORTH, LAYNE & KIMBERLY	EMAIL AINSWORTH.LAYNE	PHONE NUMBER 978-973-5510	COUNTY LAWRENCE
MAILING ADDRESS 25 ROCKMONT RD	CITY BELMONT	STATE MA	ZIP CODE 02478
PROPERTY ADDRESS - If different than mailing address N/A LISTED	PARCEL NUMBER 20540-00602-070-04A		
LEGAL DESCRIPTION OF PROPERTY BEING APPEALED - include lot, block, addition, city or section, township, and range Higgins S/D Lot 4A of Tract A-1 of NW1/4 & NE1/4 NW1/4 Plat 2015-04887			

I AM APPEALING THE: ABSTRACT CLASS EXEMPT STATUS OWNER-OCCUPIED PROPERTY VALUE STATUS

REASON(S) FOR APPEALING

This lot would require significant work to make any of it accessible to development into housing. It is also used primarily as an extension of lot 1. \$50,000 deduction for the significant amount of work required to access the initial one acre specified by the land valuation formula.

IN MY OPINION, THE FULL AND TRUE VALUE OF SAID PROPERTY SHOULD BE:

\$ 98,840 TOTAL VALUE \$ 94,840 LAND VALUE \$ 0 BUILDING VALUE

By signing this document, I certify that I am authorized to sign and that the above information is true and correct.

SIGNATURE *Layne Ainsworth* DATE 3 April 2023
TAXPAYER / TAXPAYER ATTORNEY

COMPLETED BY LOCAL BOARD OF EQUALIZATION - ACTION BY LOCAL BOARD OF EQUALIZATION

NO CHANGE TO ASSESSOR'S VALUE CHANGED CLASSIFICATION CHANGED VALUATION

ABSTRACT TYPE	ASSESSOR VALUE FROM	LOCAL BOARD TO	CLASSIFICATION FROM	CLASSIFICATION TO	ASSESSOR RECOMMENDED VALUE	ASSESSOR RECOMMENDED CLASSIFICATION
1.	\$	\$			\$	
2.	\$	\$			\$	
3.	\$	\$			\$	
4.	\$	\$			\$	
5.	\$	\$			\$	

JURISDICTION _____ CLERK SIGNATURE _____ DATE _____

COMPLETED BY DIRECTOR OF EQUALIZATION PRIOR TO COUNTY BOARD OF EQUALIZATION

I, _____ make the following recommendation for the current year on the above stated property:

ABSTRACT TYPE	ASSESSOR VALUE FROM	LOCAL BOARD TO	CLASSIFICATION FROM	CLASSIFICATION TO	ASSESSOR RECOMMENDED VALUE	ASSESSOR RECOMMENDED CLASSIFICATION
1.	\$	\$			\$	
2.	\$	\$			\$	
3.	\$	\$			\$	
4.	\$	\$			\$	
5.	\$	\$			\$	

DIRECTOR OF EQUALIZATION OFFICE SIGNATURE _____ DATE _____

COMPLETED BY COUNTY BOARD OF EQUALIZATION - FINAL VALUE BY COUNTY BOARD OF EQUALIZATION

ABSTRACT TYPE	TO	CLASSIFICATION FROM	CLASSIFICATION TO
1.	\$		
2.	\$		
3.	\$		
4.	\$		
5.	\$		

COUNTY AUDITOR SIGNATURE _____ DATE _____

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Property Record Card

Parcel ID: 20540-00602-070-04 Quick Ref: R03773

Active Tax Year: 2023 Run Date: 3/27/2023 11:37:08 AM Page 1 of 1

OWNER NAME AND MAILING ADDRESS
 AINSWORTH, LAYNE & KIMBERLY
 25 ROCKMONT RD
 BELMONT, MA 02478
 ADDITIONAL OWNERS: NO

SALES INFORMATION

Date	Type	Sale Amount	Src	Validity	Inst. Type	Instrument #
08/30/2020	24 - C	83,483		Local	QD - Quitclaim Deed	2020/03434
11/05/2015		0		No	QD - Quitclaim Deed	2015/05489
09/14/2000		408,000		Local	WD - Warranty Deed	2000/03883

ORDER ANY OTHER ADDRESS

BUILDING HISTORY

Number	Issue Date	Amount	Status	Type	Desc
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GENERAL PROPERTY INFORMATION

Primary Abs Code: NA-C
 Neighborhood: 36209 Higgins, Van Horn, Brandon
 Tax Unit Group: SP-Spearfish Fire, 40-2 Spearfish School, CNTY-COUNTY/OUTSIDE CITY

INSPECTION HISTORY

Date	Inspection Type	Reason	Appraiser	Contact-Code
03/20/1997	RES	EXT	NB	
03/20/1997	RES	GEN	NB	

RECENT APPEALS HISTORY

Tax Yr	Level	Case #	Status	Action
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Exemptions:

IMPROVEMENT COST SUMMARY

Residential:	\$0
Commercial:	\$0
Other Improvements:	\$0
Manufactured Homes:	\$0
Total Improvement Value:	\$0

APPRAISED VALUES

	Land	Building	Total	Method
Current	\$148,840	\$0	\$148,840	COST
Prior	\$98,840	\$0	\$98,840	COST

LEGAL DESCRIPTION
 Higgins S/D Lot 4A of Tract A-1 of NW1/4 NE1/4 & NE1/4 NW1/4 Plat 2015-04887

MARKET VALUE INFORMATION

Method	AC/SF/Units	Infl	Factor	Model	Base Rate	Model Value	Final Value
AC	13,209			HIGGINS, VAN HORN, B	100,000.00	148,838	148,840
Total Market Land Value							148,840

Transfers:

ABS PROPORTIONS SUMMARY

	Land	Buildings	Growth
Agricultural	0	0	C
Non Ag	148,840	0	C
Owner Occ	0	0	C