

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

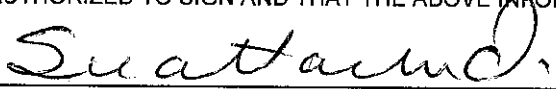
APPLICANT INFORMATION

ASSESSED IN NAME OF AINSWORTH, LAYNE LYLE	
MAILING ADDRESS 25 ROCKMONT RD BELMONT MA 02478	
PROPERTY ADDRESS (IF DIFFERENT THAN MAILING ADDRESS) 3330 HIGGINS GULCH RD SPEARFISH SD	PHONE NUMBER 978-973-5510
COUNTY LAWRENCE	PARCEL NUMBER(S) 20540-00602-070-02
LEGAL DESCRIPTION OF PROPERTY BEING APPEALED - INCLUDE LOT, BLOCK, ADDITION, CITY OR SECTION, TOWNSHIP, AND RANGE Higgins S/D Lot 2 of Tract A-1 of NW1/4 NE1/4 & NE1/4 NW1/4 Plat 1990-00285	

APPEAL NUMBER(S): **County-2023-65**
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 3:41:51 PM**



TAXPAYER / TAXPAYER ATTORNEY

COMPLETED BY DIRECTOR OF EQUALIZATION PRIOR TO COUNTY BOARD OF EQUALIZATION

	ABSTRACT CLASS	ASSESSOR	LOCAL	COUNTY	CLASSIFICATION	CLASSIFICATION	ASSESSOR	ASSESSOR
		VALUE	BOARD	BOARD			RECOMMENDED	RECOMMENDED
		FROM	TO	TO	FROM	TO	VALUE	CLASSIFICATION
Land AG		\$0						
Bldg AG		\$0						
Land NA & NA OO	NA-C	\$120,840 \$0						
Bldg NA, NA OO, MH and MH OO		\$0 \$0 \$0 \$0						
Total EQ		\$120,840						

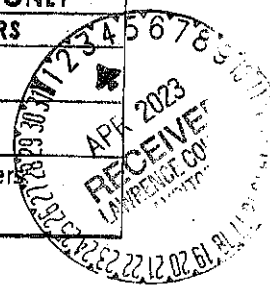
COUNTY AUDITOR SIGNATURE _____ DATE _____

- **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 Examiners:	



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 3330 HIGGINS GULCH RD SPEARFISH SD 57783		PARCEL NUMBER 20540-00602-070-02	
LEGAL DESCRIPTION OF PROPERTY BEING APPEALED – include lot, block, addition, city or section, township, and range SA			

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

REASON(S) FOR APPEALING

This lot has a much smaller than 1 acre buildable area. The lower parts of the property are prone to flooding or marshy conditions. We considered building a cottage there and could not find a suitable location. The \$100,000 "first acre" number was reduced by \$25,000.

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

\$ 95,840 TOTAL VALUE \$ 95,840 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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Parcel ID: 20540-00602-070-02 Quick Ref: R03771

Property Record Card

Active Tax Year: 2023 Run Date: 3/27/2023 11:38:10 AM Page 1 of 1

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

Date	Type	Sale Amount	Sro	Validity	Inst. Type	Instrument #
01/25/1999		0		No	QD - Quitclaim Deed	1999/00364
02/25/1994		0		No	QC	1995/01820
08/15/1993		0		No	QD - Quitclaim Deed	1993/02337

PROPERTY ADDRESS
 3330 HIGGINS GULCH RD
 SPEARFISH, SD

Number	Issue Date	Amount	Status	Type	Desc

GENERAL PROPERTY INFORMATION
 Primary Abs Code: NA-C
 Neighborhood: 88208 Higgins, Van Horn, Brandon
 Tax Unit Group: SP-Spearfish Fire, 40-2 Spearfish School, CNTY-COUNTY/OUTSIDE CITY

Date	Inspection Type	Reason	Appraiser	Contact Code
08/01/2011	RES	EXT	SS	
08/26/1997	RES	GEN	CH	

Examines:

Tax Yr	Level	Case #	Status	Action

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

APPRASAL VALUES				
	Land	Building	Total	Method
Current	\$120,840	\$0	\$120,840	COST
Prior	\$70,840	\$0	\$70,840	COST

LEGAL DESCRIPTION
 Higgins S/D Lot 2 of Tract A-1 of NW1/4 NE1/4 & NE1/4 NW1/4 Plat 1990-00285

MARKET LAND INFORMATION							
Method	AC/SF/Units	Infl	Factor	Model	Base Rate	Model Value	Final Value
AC	6.210			HIGGINS, VAN HORN, B	100,000.00	120,840	120,840
Total Market Land Value							120,840

Transfers: - , - , -

ABSTRACT SUMMARY			
	Land	Buildings	Growth
Agricultural	0	0	C
Non Ag	120,840	0	C
Owner Occ	0	0	C