

COCHISE COUNTY ASSESSOR
VALUATION



Cochise County Board of Equalization Hearing

PARCEL
106-72-584 MULTI



County of Cochise
**OFFICE OF THE COUNTY
ASSESSOR**

PO Drawer 168 Bisbee, AZ 85603
(520) 432-8650 FAX (520) 432-8698
E-Mail: assessor@co.cochise.az.us

Philip S. Leiendecker
Assessor

Felix Dagnino
Chief Deputy Assessor

DATE: 09/25/2013

**ASSESSOR RECOMMENDATION TO
BOE**

Parcel #: 106-72-584 MULTI Owner's Name: CORONADO COMMONS LLC

Original 2014 FCV: \$12,473,308 Original Class: 0402
Year

LPV: \$12,471,792

Amended 2014 FCV: \$12,473,308 Amended Class: 0402
Year

LPV: \$12,471,792

Assessor's 2014 Recommended
Year Class: 0402

Recommendation: FCV: \$11,225,977

LPV: \$11,224,613

Basis:

Property consist of 75 Townhouses and 1 Clubhouse. After reviewing, each parcel was given a
10% reduction due to the downturn in the market even though this is a new complex.

Owner submitted values using a Cost basis with a 27.5 yr. depreciation scale. Assessor's values
using Cost basis are lower than the submitted cost by the contractor per permits issued. Assessor
uses a 70 year depreciation scale provided by Marshall and Swift.

The Cost Approach is most useful for newly built properties and a good estimate of the market
value.



ARIZONA DEPARTMENT OF REVENUE
Property Tax Division

ASSESSMENT PROCEDURES MANUAL
PART 2 - APPRAISAL PROCEDURES

CHAPTER 1

APPROACHES
TO VALUE

Revised: July 1, 1999

Page: 2.1.9

comparable properties. The sales price of an individual property may not be the market value of truly comparable properties. If the subject property's sales price appears at either end of the market value range, the value placed on it for property tax purposes must reflect the composite of all comparables.

It is important to note that the value derived from the sales approach is generally a range of values and not just a fixed point value. This is due primarily to the differing motivation of the buyers and the sellers and the adjustments that may be required for cash equivalency. A strong seller will hold the price up while a strong buyer will drive the price down. Given the mix of buyers and sellers, the sales price on very similar properties could vary considerably.

COST APPROACH

The cost or summation approach to estimating market value is the estimate of the cost and related expenses required to complete the building site and to erect an improvement on it. This approach, while applicable to all improvements, is most useful for newly built properties, those for which there is limited sales data, those for which there is limited usable income data or one-of-a-kind properties.

The value derived from the cost approach of a newly constructed property is the sum of the replacement cost new (RCN) of the improvement plus the market value of a fully developed building site. This summation is a good estimate of the market value of the newly constructed property. The theory of substitution prescribes that a prudent person would not pay more for the property than would be spent to acquire a similar property with the same utility, allowing for the time required to replace it. Further, the cost approach is the only approach, which is consistent for all properties, regardless of whether there are income or sales data. This consistency is accomplished by using the same construction cost tables on all similar properties and applying typical depreciation. This is of particular concern to the assessor since equal treatment of similar properties must be achieved.

106-72-584 MULTI
PARCEL NUMBER
CORONADO COMMONS LLC

OWNER'S NAME
VARIOUS
SIERRA VISTA, AZ 85650
SITUS ADDRESS

USE CODE: 0749	ASSESSMENT RATIO 0402
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VALUES	LAND	IMP'S/BLDG'S	TOTAL	LPV
ORIGINAL VALUE _____	\$1,500,500	\$10,972,808	\$12,473,308	\$12,471,792
AMENDED VALUE _____	\$1,500,500	\$9,725,477	\$11,225,977	\$11,224,613
OWNER'S ESTIMATE			\$9,521,354	\$9,522,424
RECOMMENDED TO BOE	\$1,500,500	\$9,725,477	\$11,225,977	\$11,224,613

COMPARABLE DATA

SUBJECT	COMP 1	COMP 2	COMP 3	COMP 4
PROPERTY NAME	TOWNHOUSE	TOWNHOUSE 1STORY	TOWNHOUSE 2STORY	
PARCEL #		106-72-586	106-72-596	106-72-597
SALES PRICE PER/UNIT				
SALES DATE				
SIZE UNITS/SQ FEET		1326	1741	1953
TOTAL FCV	<i>Same as Comp 1</i>	\$130,546	\$142,673	\$155,002
LAND FCV		\$20,000	\$20,000	\$20,000
FCV PER/SQ FT		\$98	\$82	\$79
IMP PER/SQ FT		\$83	\$70	\$69
CONSTRUCTION YEAR		2012	2012	2011

CONCLUSION

Values appear to be equitable with similar Townhouses in this neighborhood, but do to the downturn in market reduced Improvement value by 10% for each property. Owner had no comparable's to be used.

MULTIPLE PARCEL FORM

Filing Date 08/08/13

Total Number of Parcels in this Appeal: 76

PARCEL	Notice of Value			Owner's Opinion of Value			BOE RECOMMENDATION			SBOE's Decision		
	Lead Parcel 1st	FCV	LPV	AR	FCV	LPV	FCV	LPV	AR	FCV	LPV	AR
10672584		\$148,096	\$148,069	10.0	\$104,704	\$104,714	133286	133262	10			
10672585		\$147,468	\$147,441	10.0	\$104,836	\$104,846	132721	132697				
10672586		\$145,051	\$145,025	10.0	\$103,849	\$103,859	130546	130523				
10672587		\$148,953	\$148,926	10.0	\$105,493	\$105,503	134058	134034				
10672588		\$158,526	\$158,526	10.0	\$126,097	\$126,107	142673	142673				
10672589		\$172,224	\$172,224	10.0	\$127,337	\$127,347	155002	155002				
10672590		\$172,224	\$172,224	10.0	\$127,860	\$127,870	155002	155002				
10672591		\$158,526	\$158,526	10.0	\$124,337	\$124,347	142673	142673				
10672592		\$158,526	\$158,526	10.0	\$123,867	\$123,877	142673	142673				
10672593		\$172,224	\$172,224	10.0	\$126,979	\$126,989	155002	155002				
10672594		\$172,224	\$172,224	10.7	\$126,946	\$126,956	155002	155002				
10672595		\$158,526	\$158,526	10.0	\$124,104	\$124,114	142673	142673				
10672596		\$172,224	\$172,224	10.0	\$124,069	\$124,079	142673	142673				
10672597		\$172,224	\$172,224	10.0	\$127,114	\$127,124	155002	155002				
10672598		\$172,224	\$172,224	10.0	\$129,220	\$129,230	155002	155002				
10672599		\$158,526	\$158,526	10.0	\$124,199	\$124,209	142673	142673				
10672600		\$172,224	\$172,224	10.0	\$126,968	\$126,978	155002	155002				
10672601		\$158,526	\$158,526	10.0	\$123,936	\$123,946	142673	142673				
10672602		\$172,224	\$172,224	10.0	\$127,164	\$127,174	155002	155002				
10672603		\$158,526	\$158,526	10.0	\$124,078	\$124,088	142673	142673				
10672604		\$172,224	\$172,224	10.0	\$126,835	\$126,845	155002	155002				
10672605		\$158,526	\$158,526	10.0	\$127,011	\$127,021	142673	142673				
10672606		\$158,526	\$158,526	10.0	\$123,631	\$123,641	155002	155002				
10672607		\$158,826	\$158,797	10.0	\$123,756	\$123,766	142673	142673				
10672608		\$172,224	\$172,193	10.0	\$126,757	\$126,767	155002	154974				
10672609		\$172,224	\$172,193	10.0	\$126,736	\$126,746	155002	154974				

Coronado Commons LLC
COCHISE COUNTY

MULTIPLE PARCEL FORM

Filing Date 08/08/13

Total Number of Parcels in this Appeal: 76

PARCEL	Notice of Value			Owner's Opinion of Value			BOE RECOMMENDATION			SBOE's Decision		
	Lead Parcel 1st	FCV	LPV	AR	FCV	LPV	FCV	LPV	AR	FCV	LPV	AR
10672610		\$172,224	\$172,193	10.0	\$123,024	\$123,034	155002	154974	10.0			
10672611		\$158,526	\$158,299	10.8	\$123,264	\$123,275	142673	142469				
10672612		\$172,224	\$172,193	10.0	\$126,886	\$126,896	155002	154974				
10672613		\$172,224	\$172,193	10.0	\$127,788	\$127,798	155002	154974				
10672614		\$158,526	\$158,497	10.0	\$126,887	\$126,897	142673	142647				
10672615		\$158,526	\$158,497	10.0	\$126,886	\$126,896	142673	142647				
10672616		\$172,224	\$172,193	10.0	\$123,023	\$123,033	155002	154974				
10672617		\$172,224	\$172,193	10.0	\$123,023	\$123,033	155002	154974				
10672618		\$158,526	\$158,497	10.0	\$126,886	\$126,896	142673	142647				
10672619		\$172,224	\$172,193	10.0	\$126,886	\$126,896	142673	142647				
10672620		\$172,224	\$172,193	10.0	\$123,756	\$123,766	155002	154974				
10672621		\$158,526	\$158,497	10.0	\$127,082	\$127,092	142673	142647				
10672622		\$172,224	\$172,193	10.0	\$126,811	\$126,821	155002	154974				
10672623		\$158,526	\$158,526	10.0	\$126,801	\$126,811	142673	142673				
10672624		\$158,526	\$158,497	10.0	\$123,756	\$123,766	142673	142647				
10672625		\$172,224	\$172,193	10.0	\$126,858	\$126,868	155002	154974				
10672626		\$172,224	\$172,193	10.0	\$126,858	\$126,868	155002	154974				
10672627		\$172,224	\$172,193	10.0	\$126,858	\$126,868	155002	154974				
10672628		\$158,526	\$158,497	10.0	\$123,784	\$123,794	142673	142647				
10672629		\$158,526	\$158,497	10.0	\$123,924	\$123,934	142673	142647				
10672630		\$172,224	\$172,193	10.0	\$126,873	\$126,883	155002	154974				
10672631		\$172,224	\$172,193	10.0	\$129,043	\$129,053	155002	154974				
10672632		\$158,526	\$158,526	10.0	\$123,519	\$123,529	142673	142673				
10672633		\$172,224	\$172,193	10.0	\$126,774	\$126,784	155002	154974				
10672634		\$172,224	\$172,193	10.0	\$126,733	\$126,743	155002	154974				
10672635		\$158,526	\$158,526	10.0	\$123,987	\$123,997	155002	154974				
							142673	142673				

COCHISE COUNTY

Filing Date 08/08/13

Total Number of Parcels in this Appeal: 76

PARCEL	Notice of Value			Owner's Opinion of Value			BOE RECOMMENDATION			SBOE's Decision		
	Lead Parcel 1st	FCV	LPV	AR	FCV	LPV	FCV	LPV	AR	FCV	LPV	AR
10672636		\$158,526	\$158,526	10.0	\$124,356	\$124,366	142673	142673	10.0			
10672637		\$172,224	\$172,224	10.0	\$127,150	\$127,160	155002	155002				
10672638		\$172,224	\$172,224	10.0	\$126,896	\$126,906	155002	155002				
10672639		\$158,526	\$158,526	10.0	\$127,669	\$127,679	142673	142673				
10672640		\$158,526	\$158,526	10.0	\$129,307	\$129,317	142673	142673				
10672641		\$172,224	\$172,224	10.0	\$128,333	\$128,343	155002	155002				
10672642		\$172,224	\$172,224	10.0	\$128,547	\$128,557	155002	155002				
10672643		\$158,526	\$158,526	10.0	\$125,417	\$125,427	142673	142673				
10672644		\$158,526	\$158,526	10.0	\$125,482	\$125,492	142673	142673				
10672645		\$172,224	\$172,224	10.0	\$128,383	\$128,393	155002	155002				
10672646		\$172,224	\$172,224	10.0	\$128,677	\$128,687	155002	155002				
10672647		\$158,526	\$158,526	10.0	\$125,228	\$125,238	142673	142673				
10672648		\$172,224	\$172,224	10.0	\$125,311	\$125,321	142673	142671				
10672649		\$172,224	\$172,224	10.0	\$128,405	\$128,415	155002	155002				
10672650		\$172,224	\$172,224	10.0	\$130,170	\$130,180	155002	155002				
10672651		\$158,526	\$158,526	10.0	\$125,781	\$125,791	142673	142673				
10672652		\$172,224	\$172,224	10.0	\$128,599	\$128,609	155002	155002				
10672653		\$172,224	\$172,224	10.0	\$128,452	\$128,462	155002	155002				
10672654		\$158,526	\$158,526	10.0	\$125,752	\$125,762	142673	142673				
10672655		\$158,526	\$158,526	10.0	\$125,457	\$125,467	142673	142673				
10672656		\$172,224	\$172,224	10.0	\$128,430	\$128,440	155002	155002				
10672657		\$172,224	\$172,224	10.0	\$128,454	\$128,464	155002	155002				
10672658		\$158,526	\$158,526	10.0	\$129,479	\$129,489	142673	142673				
10672663		\$107,570	\$107,145	19.0	\$137,049	\$137,068	98313	96431				

COCHISE COUNTY ASSESSOR PROPERTY PROFILE

Account #: R010021054	Local #:	Parcel #: 10672586
Tax Year: 2014	Levy: 0	# of Imps: 1
Tax Dist: 6830	Map #: 72	LEA: 0322
PUC: 0749	Initials: DCOOKE	Acct Type: Residential
Assign To: UnAssigned		Created On: 02/08/2012
		Active On: 01/01/2014
		Inactive On:
		Last Updated: 08/08/2013

Owner's Name and Address

CORONADO COMMONS LLC
2492 E RIVER RD STE 100
TUCSON, AZ 85718 -

Property Address

Street: 2306 IRON TOWER RD
City: SIERRA VISTA

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page #	Grantor
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Legal

CORONADO COMMONS LOT 3

Section	Township	Range	Qtr	QtrQtr	Government Lot	Government Tract
35	21	20	NE			

Subdivision Information

Sub Name	Block	Lot	Tract
CORONADO COMMONS		3	

Land Valuation Summary

Land Type	Abst Cd	Value By	Net SF	Measure	# of Units	Value/Unit	Actual Val	Asmt %	Assessed Val
Residential	0402L	Market	2,976	Site	1.000000	\$20,000.00	\$20,000	10.00%	\$2,000
Class				Sub Class					
Land Subtotal:					1.00		\$20,000		\$2,000

Land Attributes

Attribute	Description	Adjustment
ACCESS	ACCESS	1

Improvement Valuation Summary

Imp #	Property Type	Abst Code	Occupancy	Actual Value	Asmt %	Assessed Val*
1	Townhouse	0402I	Townhouse	\$110,546	10.00%	\$11,055
Improvement Subtotal:				\$110,546		\$11,055

Total Property Value

FCV	\$130,546	LPV	\$130,523
FCV Asmt %	10.0%	LPV Asmt %	10.0%
FCV Assessed	\$13,055	LPV Assessed	\$13,053

COCHISE COUNTY ASSESSOR PROPERTY PROFILE - ACCOUNT NOTES

Account #: R010021054

Local #:

Parcel #: 10672586

Imp #: 1

Landscaping \$:

Property Townhouse

0

Quality: Good

Condition: Average

Perimeter:

% Complete: 100.00%

Occupancy Summary

Occupancy: Townhouse

Occ %: 100%

Built As Summary

Built As: Townhouse One Story

Year Built: 2012

Construction Type: Stucco

Year Remodeled: 0

HVAC: Cool Air in Heat Ducts

Interior Finish: Drywall

% Remodeled: 0

Roof Cover: Built Up Rock

Adj Year Blt: 2012

Built As SF: 1326

Effective Age:

of Baths: 2

of Bdrms: 2

of Stories: 1

Story Height: 10

Sprinkler SF: 0

Diameter:

Capacity:

Height:

0

Improvement Summary

Improvement	1	Units	Units Price	RCN	Actual Value
Add On					
GATE, WOOD - WFG		18	\$11.85	\$213.30	\$213.00
CONCRETE PAVING, UNREINFORCED - PCU		430	\$3.05	\$1,311.50	\$1,312.00
SYNTHETIC PLASTER, RIGID INSUL - MCC		402	\$0.00	\$0.00	\$0.00
ATTACHED GARAGE - GAT		438	\$26.79	\$11,734.02	\$11,734.00
SLUMPBLOCK BLOCK WALL - WAS		270	\$11.46	\$3,094.20	\$3,094.00
OPEN PORCH/PATIO - POR		50	\$13.92	\$696.00	\$696.00
OPEN PORCH/PATIO - POR		36	\$13.92	\$501.12	\$501.00
Rough In					
Laundry Facility		1	\$0.00	\$0.00	\$0.00
TOTAL					
		11	\$0.00	\$0.00	\$0.00

Improvements Value Summary

Thursday, September 26, 2013

Page 2 of 4

COCHISE COUNTY ASSESSOR PROPERTY PROFILE

Account #: R010021064		Local #:		Parcel #: 10672596	
Tax Year: 2014	Levy: 0	# of Imps: 1	Created On: 02/08/2012		
Tax Dist: 6830	Map #: 72	LEA: 0322	Active On: 01/01/2014		
PUC: 0749	Initials: DCOOKE	Acct Type: Residential	Inactive On:		
Assign To: UnAssigned			Last Updated: 08/08/2013		

Owner's Name and Address

CORONADO COMMONS LLC
2492 E RIVER RD STE 100
TUCSON, AZ 85718 -

Property Address

Street: 1094 SENTINAL PEAK RD
City: SIERRA VISTA

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page #	Grantor
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Legal

CORONADO COMMONS LOT 13

Section	Township	Range	Qtr	QtrQtr	Government Lot	Government Tract
35	21	20	NE			

Subdivision Information

Sub Name	Block	Lot	Tract
CORONADO COMMONS		13	

Land Valuation Summary

Land Type	Abst Cd	Value By	Net SF	Measure	# of Units	Value/Unit	Actual Val	Asmt %	Assessed Val
Residential	0402L	Market	2,666	Site	1.000000	\$20,000.00	\$20,000	10.00%	\$2,000
Class				Sub Class					
Land Subtotal:						1.00	\$20,000		\$2,000

Land Attributes

Attribute	Description	Adjustment
ACCESS	ACCESS	1

Improvement Valuation Summary

Imp #	Property Type	Abst Code	Occupancy	Actual Value	Asmt %	Assessed Val*
1	Townhouse	0402I	Townhouse	\$122,673	10.00%	\$12,267
Improvement Subtotal:				\$122,673		\$12,267

Total Property Value

FCV	\$142,673	LPV	\$142,673
FCV Asmt %	10.0%	LPV Asmt %	10.0%
FCV Assessed	\$14,267	LPV Assessed	\$14,267

COCHISE COUNTY ASSESSOR PROPERTY PROFILE - ACCOUNT NOTES

Account #: R010021064

Local #:

Parcel #: 10672596

Imp #: 1

Landscaping \$:

0

Property Townhouse

Quality: Good

Condition: Average

Perimeter:

% Complete: 100.00%

Occupancy Summary

Occupancy: Townhouse

Occ %: 100%

Built As Summary

Built As: Townhouse Two Story

Year Built: 2012

Construction Type: Frame Stucco

Year Remodeled: 0

HVAC: Cool Air in Heat Ducts

Interior Finish: Drywall

% Remodeled: 0

Roof Cover: Built Up Rock

Adj Year Blt: 2012

Built As SF: 1741

Effective Age:

of Baths: 3

of Bdrms: 3

of Stories: 2

Story Height: 9

Sprinkler SF: 0

Diameter:
Height: 0

Capacity:

Improvement Summary

Improvement 1	Units	Units Price	RCN	Actual Value
Add On				
BUILT IN GARAGE - GBU	434	\$18.77	\$8,146.18	\$8,065.00
CONC. BLOCK WALL, SUBDIVISIONS - WACS	167	\$4.94	\$824.98	\$817.00
CONCRETE PAVING, UNREINFORCED - PCU	475	\$3.05	\$1,448.75	\$1,435.00
FINISHED CEILING-VAH	35	\$3.97	\$138.95	\$138.00
GATE, WOOD - WFG	12	\$11.85	\$142.20	\$141.00
OPEN PORCH/PATIO - POR	35	\$13.92	\$487.20	\$482.00
OPEN PORCH/PATIO - POR	41	\$13.92	\$570.72	\$565.00
Fixture				
Total Fixtures	13	\$0.00	\$0.00	\$0.00
Rough In				
Rough In	1	\$0.00	\$0.00	\$0.00

Improvements Value Summary

COCHISE COUNTY ASSESSOR PROPERTY PROFILE

Account #: R010021065	Local #:	Parcel #: 10672597
Tax Year: 2014	Levy: 0	# of Imps: 1
Tax Dist: 6830	Map #: 72	LEA: 0322
PUC: 0749	Initials: DCOOKE	Acct Type: Residential
Assign To: UnAssigned		Created On: 02/08/2012
		Active On: 01/01/2014
		Inactive On:
		Last Updated: 08/08/2013

Owner's Name and Address

CORONADO COMMONS LLC
2492 E RIVER RD STE 100
TUCSON, AZ 85718 -

Property Address

Street: 1100 SENTINEL PEAK RD
City: SIERRA VISTA

Sales Summary

Sale Date	Sale Price	Deed Type	Reception #	Book	Page #	Grantor
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Legal

CORONADO COMMONS LOT 14

Section	Township	Range	Qtr	QtrQtr	Government Lot	Government Tract
35	21	20	NE			

Subdivision Information

Sub Name	Block	Lot	Tract
CORONADO COMMONS		14	

Land Valuation Summary

Land Type	Abst Cd	Value By	Net SF	Measure	# of Units	Value/Unit	Actual Val	Asmt %	Assessed Val
Townhouse	0402L	Market	2,408	Site	1.000000	\$20,000.00	\$20,000	10.00%	\$2,000
Class				Sub Class					
Land Subtotal:					1.00		\$20,000		\$2,000

Land Attributes

Attribute	Description	Adjustment
ACCESS	ACCESS	1

Improvement Valuation Summary

Imp #	Property Type	Abst Code	Occupancy	Actual Value	Asmt %	Assessed Val*
1	Townhouse	0402I	Townhouse	\$135,002	10.00%	\$13,500
Improvement Subtotal:				\$135,002		\$13,500

Total Property Value

FCV	\$155,002	LPV	\$155,002
FCV Asmt %	10.0%	LPV Asmt %	10.0%
FCV Assessed	\$15,500	LPV Assessed	\$15,500

COCHISE COUNTY ASSESSOR PROPERTY PROFILE - ACCOUNT NOTES

Account #: R010021065

Local #:

Parcel #: 10672597

Imp #: 1

Landscaping \$:

0

Property Townhouse

Quality: Good

Condition: Average

Perimeter:

% Complete: 100.00%

Occupancy Summary

Occupancy: Townhouse

Occ %: 100%

Built As Summary

Built As: Townhouse Two Story

Year Built: 2011

Construction Type: Frame Stucco

Year Remodeled: 0

HVAC: Cool Air in Heat Ducts

Interior Finish: Drywall

% Remodeled: 0

Roof Cover: Built Up Rock

Adj Year Blt: 2011

Built As SF: 1953

Effective Age:

of Baths: 3

of Bdrms: 4

of Stories: 2

Story Height: 9

Sprinkler SF: 0

Diameter:
Height: 0

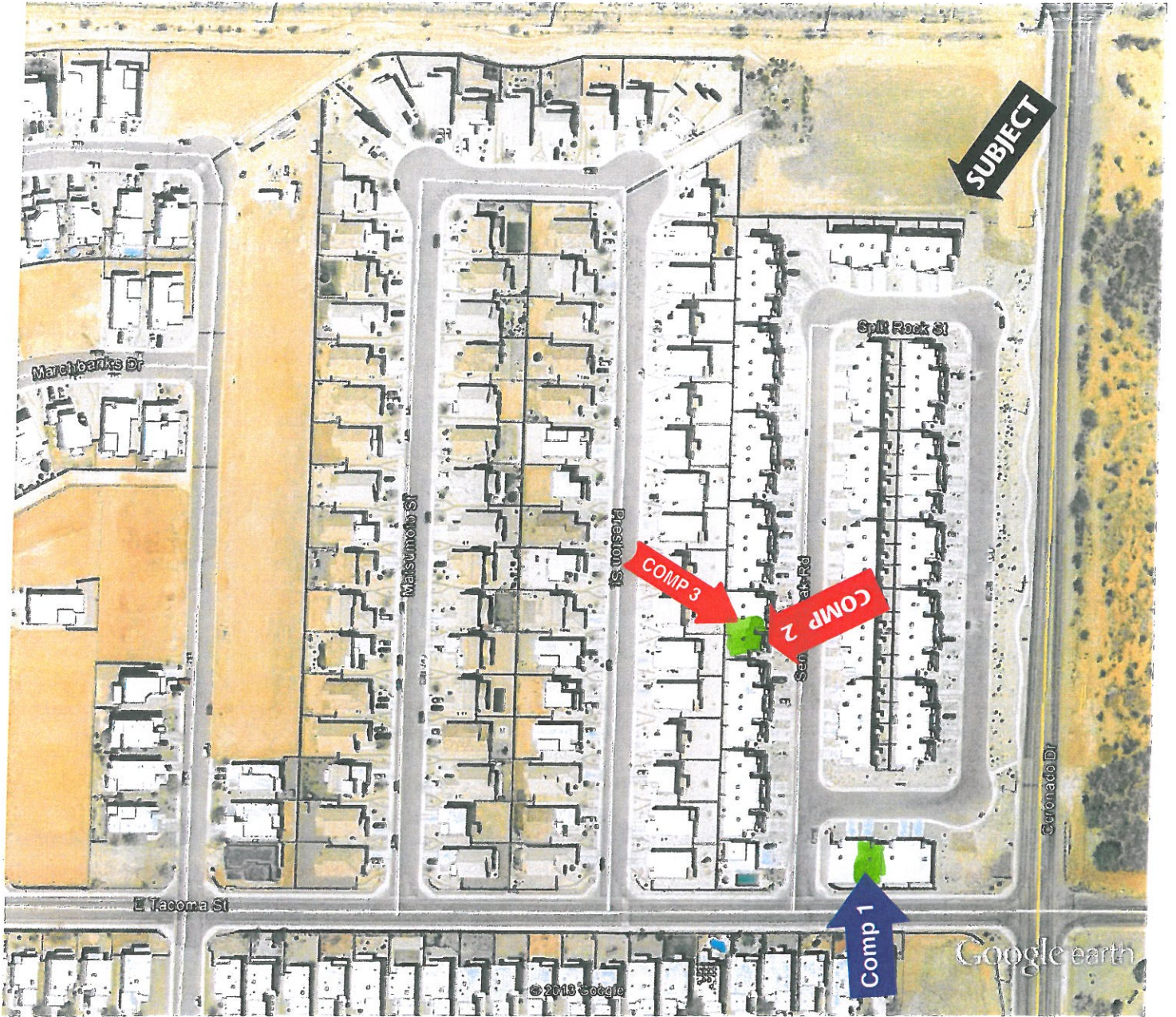
Capacity:

Improvement Summary

Improvement	1	Units	Units Price	RCN	Actual Value
Add On					
BUILT IN GARAGE - GBU		446	\$18.77	\$8,371.42	\$8,287.00
CONC. BLOCK WALL, SUBDIVISIONS - WACS		167	\$4.94	\$824.98	\$817.00
OPEN PORCH/PATIO - POR		33	\$13.92	\$459.36	\$454.00
OPEN PORCH/PATIO - POR		41	\$13.92	\$570.72	\$565.00
FINISHED CEILING-VAH		33	\$3.97	\$131.01	\$130.00
CONCRETE PAVING, UNREINFORCED - PCU		403	\$3.05	\$1,229.15	\$1,217.00
Fixture					
Total Fixtures		13	\$0.00	\$0.00	\$0.00
Rough In					
Laundry Facility		1	\$0.00	\$0.00	\$0.00

Improvements Value Summary

IMPNO: 1



Google earth

feet 700
meters 200



MAP 72 9/9

AREA CODE 6830

Township Map 106-46

Key Map 106-72 pg 1

CORONADO COMMONS

40' Easement
to City of Sierra Vista
per Dkt. 384-280

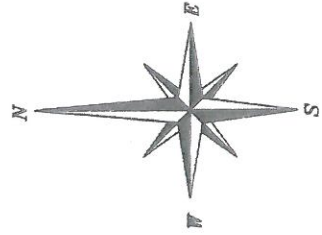
SUBJECT

Map 46 Page 2

Coronado Commons

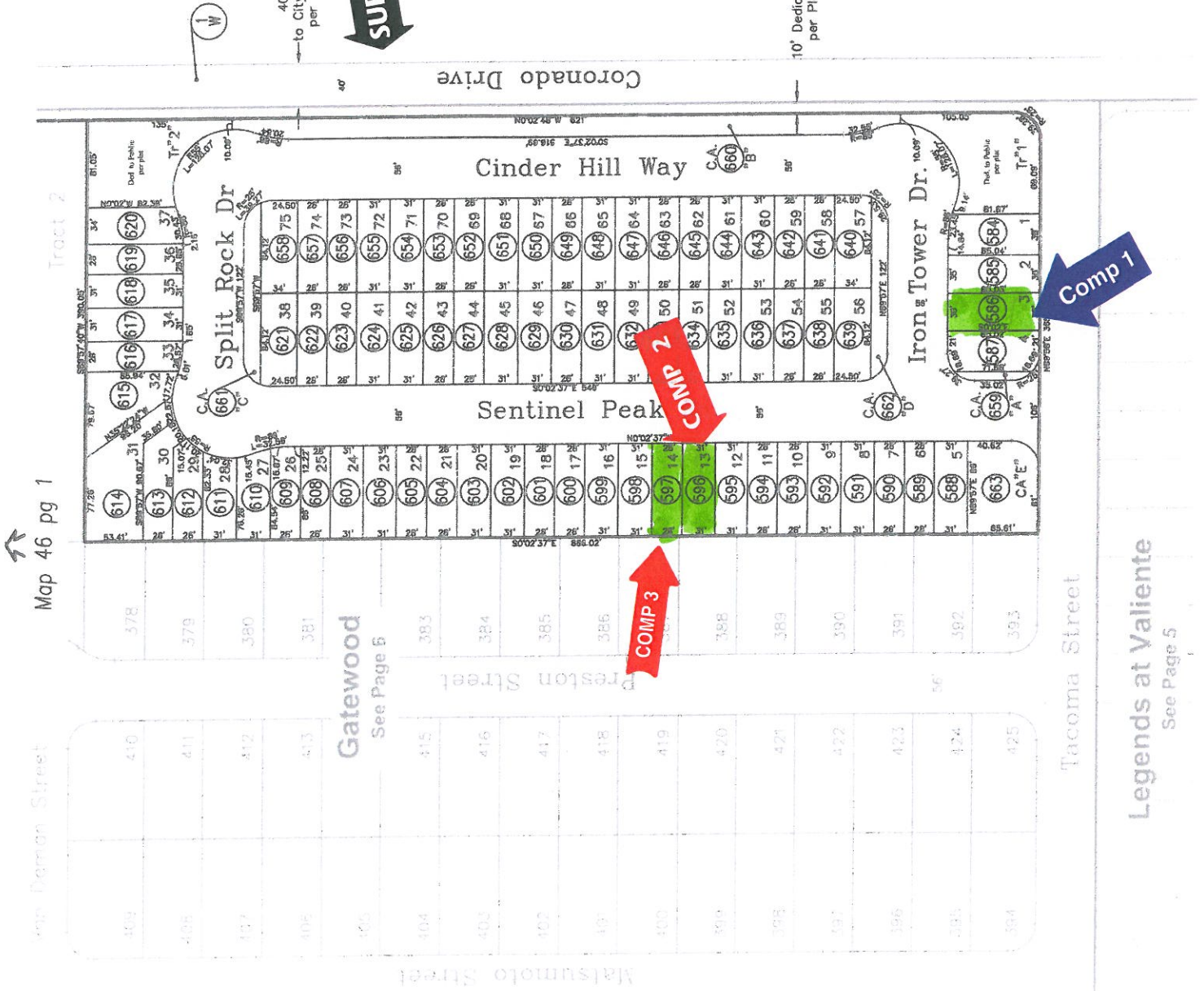
Lots 1-75, Comm Areas A - E
Tracts 1 & 2 and Roads dedicated to
public per plat
on record at

Book 16 of Maps and Plats, Pages 14-14C



SCALE 1" = 100'

THIS INFORMATION IS TAKEN
FROM OUR WORKING RECORDS
FOR ASSESSING PURPOSES ONLY
COCHISE COUNTY



Coronado Commons

Depreciation Schedule 2012

27.5 years

COST BASIS FOR 106-72-584 ETAL

76 PARCELS

Lot #	Total Cost per Unit	Month Turned Over	Monthly Depreciation	2012 Accumulated Depreciation
1		March-13	-	-
2		March-13	-	-
3		March-13	-	-
4		March-13	-	-
5	113,410.45	July-12	343.67	2,062.01
6	114,695.60	July-12	347.56	2,085.37
7	115,237.63	July-12	349.20	2,095.23
8	111,585.84	July-12	338.14	2,028.83
9	111,098.82	August-12	336.66	1,683.32
10	114,324.32	August-12	346.44	1,732.19
11	114,289.74	August-12	346.33	1,731.66
12	111,344.57	August-12	337.41	1,687.04
13	111,308.99	September-12	337.30	1,349.20
14	114,464.01	September-12	346.86	1,387.44
15	116,646.86	September-12	353.48	1,413.90
16	111,442.85	October-12	337.71	1,013.12
17	114,313.48	October-12	346.40	1,039.21
18	114,516.61	October-12	347.02	1,041.06
19	111,170.22	October-12	336.88	1,010.64
20	111,317.45	October-12	337.33	1,011.98
21	114,175.03	October-12	345.98	1,037.95
22	114,357.10	October-12	346.54	1,039.61
23	110,854.15	October-12	335.92	1,007.77
24	110,984.47	October-12	336.32	1,008.95
25	114,094.18	October-12	345.74	1,037.22
26	114,072.26	October-12	345.67	1,037.02
27	110,225.65	October-12	334.02	1,002.05
28	110,474.57	November-12	334.77	669.54
29	114,228.03	November-12	346.15	692.29
30	115,162.48	November-12	348.98	697.95
31	114,228.52	November-12	346.15	692.29
32		February-13	-	-
33		February-13	-	-
34		February-13	-	-
35		February-13	-	-
36		February-13	-	-
37		February-13	-	-
38	114,431.53	December-12	346.76	346.76
39	114,150.53	December-12	345.91	345.91

CORONADO COUNTY ASSESSOR

2013 APR 20 PM 3:43

MODEL: 0724 GR: A CLASS: D DESC: CONDO/TOWNHOUSE (END UNIT) MKT/SUBAREA: 03-22
CONSTR: 2011 DP CD: T2A02L70P01 & COMP: 1.00 OBS: .00 MOD: 1.00 PHY-COND: 1.00
GROUND FLOOR TOTAL FLOOR NUMBER OF PERCENT
PERIM AREA 0001339 000001339 01.0 STORIES OWNERSHIP
00180 0001339 1.0000 HEIGHT 10

-----C O M P O N E N T C O S T A D J U S T M E N T F A C T O R S-----
FOUNDATION: 1.0000 # OF STORIES: 0.9960 STORY HT: 1.0200 ARCH. FEE: 1.0656

COMP	TYPE	RANK	MISC	UNITS	U.M	MODL	DESCRIPTION	COST	F	S
BC	03	3.0		100%	SFF		SITE PREPARATION	559	0	0
CAEX	04	3.0		100%	SFF		CONCRETE, SIDING/ST	5859	1	0
MCC	06	3.0		100%	SFW		SYNTHETIC PLASTER,	42559	0	0
MAU	06	3.0		100%	SFW		INSULATION	1675	0	0
MBR	06	3.0		50%	SFW		SHEATHING	1194	0	0
MCC	06	1.0		404	SFW		SYNTHETIC PLASTER,	6155	0	0
OO	09	3.0		100%	SFF		WOOD JOISTS, COMPOS	9698	0	0
ED	10	3.0	1	100%	SFF		BUILT-UP COMPOSITIO	3739	0	0
EB	11	3.0		100%	SFF		CONCRETE ON GROUND	6275	0	0
FE	12	3.0		70%	SFF		CARPET AND PAD	5223	0	0
FY	12	3.0		30%	SFF		TILE, CERAMIC	6542	0	0
HA	13	3.0		100%	SFF		INTERIOR CONSTRUCT	34806	0	1
GH	14	3.0		100%	SFF		GYPSUM BOARD, TAPED	2994	0	0
GW	14	3.0		100%	SFF		CEILING INSULATION	2120	0	0
IA	15	3.0		100%	SFF		PLUMBING	12549	0	0
KP	17	3.0		100%	SFF		PACKAGE HEATING & C	8982	0	0
LA	18	3.0		100%	SFF		ELECTRICAL	10579	0	1
POR	26	3.0		34	SF		OPEN PORCH/PATIO	425	0	0
POR	26	3.0		49	SF		ATTACHED GARAGE	613	0	0
GAT	32	3.0		432	SF		GATE, WOOD	15673	0	0
WFG	36	3.0		18	SF		CONCRETE PAVING, UN	2438	0	0
PCU	36	3.0		430	SF		SLUMPSTONE BLOCK, WA	2432	0	0
WAS	36	0.5		264	SF		MKT SYSTEM GRADE IN	0	0	0
XGR	36	3.0		2	UN		MKT SYSTEM HEATING	0	0	0
XHT	36	3.0		1	UN		MKT SYSTEM COOLING	0	0	0
XCL	36	3.0		1	UN			0	0	0

REPLACEMENT COST NEW\$ 183,336

- REPLACEMENT COST NEW\$ 183,336
LOCATION ADJUSTMENTX 0.92
LOCAL REPLACEMENT COST NEW168,669
PERCENT COMPLETE1.00
LRC BASIS
MODERNIZATION+ 168,669
DEPRECIATION(-.010) - 1,687
PHYSICAL CONDITION .(+.00)....+ 166,982
OBsolescence(-.00)....- 166,982
MARKET ADJUSTMENT ..(-.25)....- 166,982
ASSESSABLE VALUE (ADJUSTED LRC) \$ 125,236
ALLOCATED OWNERSHIP (1.0000) ... \$ 125,236
--A D D I T I O N A L I N F O R M A T I O N--
RCN BUILDING ADDS\$ 0
RCN SITE ADDS\$ 0
RCN COST MARKET ADDS\$ 0
DATE APPRAISED: / /
BY:
REVIEW DUE:
NOTES:
1. VALUES ARE BASED ON COSTS PREVALENT DURING JULY PREVIOUS TO COST YEAR.
2. DEPRECIATION (AGE) IS BASED ON "COST YEAR" MINUS "CONSTRUCTION YEAR".
3. WHEN "FUTURE YEAR 2" IS SELECTED FOR COSTING AND FUTURE YEAR 2 COSTS ARE NOT AVAILABLE, FUTURE YEAR COSTS, AND FACTORS WILL BE USED.
4. REMARKS (IF ANY) WILL FOLLOW.
5. BASE COST PER SQUARE FOOT: \$ 121
6. TOTAL COST PER SQUARE FOOT: \$ 137
7. MARSHALL & SWIFT/BOECKH RETAINS ALL PROPRIETARY, COPYRIGHT, AND OTHER RIGHTS IN THE COST DATA SHOWN.

MODEL:0724 GR:A CLASS:D DESC:CONDO/TOWNHOUSE (END UNIT) MKT/SUBAREA:03-22
CONSTR: 2011 DP CD: T2A02L70P01 & COMP: 1.00 OBS: .00 MOD: 1.00 PHX-COND: 1.00
GROUND FLOOR TOTAL FLOOR NUMBER OF PERCENT
PERIM AREA 0000687 000001741 02.0 OWNERSHIP 1.0000
00124 0000687 000001741 9

FOUNDATION: 1.0000 # OF STORIES: 1.0000 STORY HT: 1.0100 ARCH. FEE: 1.0656
-----C O M P O N E N T C O S T A D J U S T M E N T F A C T O R S-----

COMP TYPE	RANK	MISC	UNITS	U.M	MODL	DESCRIPTION	COST	F	S
BC	03		100%	SFF		SITE PREPARATION	286	0	0
CAEX	04		100%	SFF		CONCRETE, SIDING/ST	7588	1	0
MCC	06		100%	SFW		SYNTHETIC PLASTER,	52563	0	0
MAU	06		100%	SFW		INSULATION	2069	0	0
MBR	06		50%	SFW		SHEATHING	1475	0	0
OO	09		100%	SFF		WOOD JOISTS, COMPOS	4956	0	0
RD	10		100%	SFF		BUILT-UP COMPOSITIO	1911	0	0
EB	11	1	100%	SFF		CONCRETE ON GROUND	3206	0	0
EM	11		687	SFF		WOOD JOISTS AND SHE	8738	0	0
FE	12		70%	SFF		CARPET AND PAD	6768	0	0
FY	12		30%	SFF		TILE, CERAMIC	6309	0	0
HA	13		100%	SFF		INTERIOR CONSTRUCTI	44633	0	1
GH	14		100%	SFF		GYP SUM BOARD, TAPED	3877	0	0
GW	14		100%	SFF		CEILING INSULATION	2746	0	0
IA	15		100%	SFF		PLUMBING	16252	0	0
KP	17		100%	SFF		PACKAGE HEATING & C	13566	0	1
LA	18		35	SF		ELECTRICAL	11632	0	0
POR	26		41	SF		OPEN PORCH/PATIO	436	0	0
POR	26		35	SF		CEILING	511	0	0
VAH	26		434	SF		BUILT IN GARAGE	10581	0	0
GBU	32		167	SF		CONC. BLOCK WALL, S	621	0	0
WACS	36		12	SF		GATE, WOOD	164	0	0
WFG	36		475	SF		CONCRETE PAVING, UN	2683	0	0
PCU	36		2	UN		MKT SYSTEM GRADE IN	0	0	0
XGR	36		1	UN		MKT SYSTEM HEATING	0	0	0
XHT	36		1	UN		MKT SYSTEM COOLING	0	0	0
XCL	36		1	UN			0	0	0

REPLACEMENT COST NEW\$ 203,726

- REPLACEMENT COST NEW\$ 203,726
LOCATION ADJUSTMENTX 0.92
LOCAL REPLACEMENT COST NEW187,428
PERCENT COMPLETE1.00
LRC BASIS187,428
MODERNIZATION0
DEPRECIATION187,428
1,874
185,554
PHYSICAL CONDITION .(+ .00)+
OBsolescence(- .00)-
185,554
MARKET ADJUSTMENT ..(- .25)-
185,554
46,389
ASSESSABLE VALUE (ADJUSTED LRC) \$ 139,165
ALLOCATED OWNERSHIP (1.0000) ... \$ 139,165
=====
- A D D I T I O N A L I N F O R M A T I O N--
RCN BUILDING ADDS\$ 0
RCN SITE ADDS\$ 0
RCN COST MARKET ADDS\$ 0
DATE APPRAISED: / /
BY:
REVIEW DUE:
NOTES:
1. VALUES ARE BASED ON COSTS PREVALENT DURING JULY PREVIOUS TO COST YEAR.
2. DEPRECIATION (AGE) IS BASED ON "COST YEAR" MINUS "CONSTRUCTION YEAR".
3. WHEN "FUTURE YEAR 2" IS SELECTED FOR COSTING AND FUTURE YEAR 2 COSTS ARE NOT AVAILABLE, FUTURE YEAR COSTS, AND FACTORS WILL BE USED.
4. REMARKS (IF ANY) WILL FOLLOW.
5. BASE COST PER SQUARE FOOT: \$ 108
6. TOTAL COST PER SQUARE FOOT: \$ 117
7. MARSHALL & SWIFT/BOECKH RETAINS ALL PROPRIETARY, COPYRIGHT, AND OTHER RIGHTS IN THE COST DATA SHOWN.
- 8139,165
-13,917
135,248

MODEL: 0714 GR: A CLASS: D DESC: CONDO/TOWNHOUSE (INSIDE UNIT) MKT/SUBAREA: 03-22
CONSTR: 2011 DP CD: T2A02L70P01 % COMP: 1.00 OBS: .00 MOD: 1.00 PHY-COND: 1.00
GROUND FLOOR TOTAL FLOOR
PERIM AREA 0000794
00135 000001953
02.0
1.0000
9

COMPONENT COST ADJUSTMENT FACTORS
FOUNDATION: 1.0000 # OF STORIES: 1.0000 STORY HT: 1.0100 ARCH. FEE: 1.0656
COMPONENT LIST

COMP	TYPE	RANK	MISC	UNITS	U.M	MODL	DESCRIPTION	COST	F	S
BC	03	3.0		100%	SFF		SITE PREPARATION	330	0	0
CAEX	04	3.0		100%	SFF		CONCRETE, SIDING/ST	8512	1	0
MCC	06	3.0		100%	SFF		SYNTHETIC PLASTER,	57226	0	0
MAU	06	3.0		100%	SFF		INSULATION	2253	0	0
MBR	06	3.0		50%	SFF		SHEATHING	1605	0	0
OO	09	3.0		100%	SFF		WOOD JOISTS, COMPOS	5728	0	0
RD	10	3.0		100%	SFF		BUILT-UP COMPOSITO	2208	0	0
EM	11	3.0		1159	SFF		WOOD JOISTS AND SHE	9609	0	0
EB	11	3.0		794	SFF		CONCRETE ON GROUND	3706	0	0
FY	12	2.0		30%	SFF		TILE, CERAMIC	7083	0	0
FE	12	3.0		70%	SFF		CARPET AND PAD	7589	0	0
HA	13	3.0		100%	SFF		INTERIOR CONSTRUCTI	50068	0	1
GH	14	3.0		100%	SFF		GYP SUM BOARD, TAPED	4350	0	0
GW	14	3.0		100%	SFF		CEILING INSULATION	3080	0	0
IA	15	3.0		100%	SFF		PLUMBING	18231	0	0
KP	17	3.0		100%	SFF		PACKAGE HEATING & C	15218	0	1
LA	18	3.0		100%	SFF		ELECTRICAL	13049	0	0
FOR	26	3.0		33	SF		OPEN PORCH/PATIO	411	0	0
FOR	26	3.0		41	SF		OPEN PORCH/PATIO	511	0	0
VAH	26	3.0		33	SF		CEILING	146	0	0
GBU	32	3.0		446	SF		BUILT IN GARAGE	10784	0	0
WACS	36	0.5		167	SF		CONC. BLOCK WALL, S	621	0	0
PCU	36	3.0		403	SF		CONCRETE PAVING, UN	2276	0	0
XGR	36	3.0		2	UN		MKT SYSTEM GRADE, IN	0	0	0
XHT	36	3.0		1	UN		MKT SYSTEM HEATING	0	0	0
XCL	36	3.0		1	UN		MKT SYSTEM COOLING	0	0	0

REPLACEMENT COST NEW\$ 224,594

REPLACEMENT COST NEW\$ 224,594
LOCATION ADJUSTMENTX 0.92
LOCAL REPLACEMENT COST NEW206,626
PERCENT COMPLETE1.00
LRC BASIS206,626
MODERNIZATION+ 0
DEPRECIATION(-.010).....- 206,626
2,066
PHYSICAL CONDITION(+ .00).....+ 204,560
OBSOLESCENCE(-.00).....- 204,560
MARKET ADJUSTMENT ..(-.25).....- 51,140
ASSESSABLE VALUE (ADJUSTED LRC) \$ 153,420
ALLOCATED OWNERSHIP (1.0000) ... \$ 153,420
--ADDITIONAL INFORMATION--
RCN BUILDING ADDS\$ 0
RCN SITE ADDS\$ 0
RCN COST MARKET ADDS\$ 0
DATE APPRAISED: / /
BY:
REVIEW DUE:
NOTES:
1. VALUES ARE BASED ON COSTS PREVALENT DURING JULY PREVIOUS TO COST YEAR.
2. DEPRECIATION (AGE) IS BASED ON "COST YEAR" MINUS "CONSTRUCTION YEAR".
3. WHEN "FUTURE YEAR 2" IS SELECTED FOR COSTING AND FUTURE YEAR 2 COSTS ARE NOT AVAILABLE, FUTURE YEAR COSTS, AND FACTORS WILL BE USED.
4. REMARKS (IF ANY) WILL FOLLOW.
5. BASE COST PER SQUARE FOOT: \$ 107
6. TOTAL COST PER SQUARE FOOT: \$ 115
7. MARSHALL & SWIFT/BOECKH RETAINS ALL PROPRIETARY, COPYRIGHT, AND OTHER RIGHTS IN THE COST DATA SHOWN.

153,420
-15,135.102
138,284.898

For the Period 6/1/2012 thru 6/30/2012

Permit Number	Permit Type	Site Address	Valuation	Total Fees	Fees Paid
Application Date	Subtype	Parcel Number			
Issue Date	Status of Permit	Subdivision Name			
BLD11-1867	OTHER	255 W KAYETAN DR	2,500.00	121.00	121.00
12/01/2011	COMMERCIAL	10661023J			
06/08/2012	ISSUED	R/S BK021PG013 BK021PG081	2,500.00		
	Contact Type	Contact Name	Contact Address	Phone Number	
	OWNER	R H DAVIS DEVELOPMENT INC	1386 E ADAMS RD, HUACHUCA CITY, AZ 85616		
	APPLICANT	Rob Jones	P.O. BOX 971, HIGLEY, AZ 85236	(480) 205-0070	
	CONTRACTOR	Rob Jones	P.O. BOX 971, HIGLEY, AZ 85236	(480) 205-0070	
BLD11-1950	QUADPLEX	2330 Iron Tower Road unit B	139,016.50	4,973.75	4,973.75
12/16/2011	RESIDENTIAL	10672584			
06/21/2012	ISSUED		141,516.50		
	Contact Type	Contact Name	Contact Address	Phone Number	
	APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
	CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
BLD11-1951	QUADPLEX	2318 Iron Tower Road unit B	139,016.50	4,973.75	4,973.75
12/16/2011	RESIDENTIAL	10672585			
06/21/2012	ISSUED		280,533.00		
	Contact Type	Contact Name	Contact Address	Phone Number	
	APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
	CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
BLD11-1952	QUADPLEX	2306 Iron Tower Road unit B	139,016.50	4,973.75	4,973.75
12/16/2011	RESIDENTIAL	10672586			
06/21/2012	ISSUED		419,549.50		
	Contact Type	Contact Name	Contact Address	Phone Number	
	APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
	CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
BLD11-1953	QUADPLEX	2294 Iron Tower Road unit B	139,016.50	4,973.75	4,973.75
12/16/2011	RESIDENTIAL	10672587			
06/21/2012	ISSUED		558,566.00		
	Contact Type	Contact Name	Contact Address	Phone Number	
	APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
	CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
BLD12-0472	TRIPLEX	2275 Split Rock Road Unit D	174,419.66	5,238.58	5,238.58
04/05/2012	RESIDENTIAL	10672615			
06/21/2012	ISSUED		732,985.66		
	Contact Type	Contact Name	Contact Address	Phone Number	
	APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
	CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
BLD12-0473	TRIPLEX	2289 Split Rock Road Unit D	174,419.66	5,238.58	5,238.58
04/05/2012	RESIDENTIAL	10672616			
06/21/2012	ISSUED		907,405.32		
	Contact Type	Contact Name	Contact Address	Phone Number	
	APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	
	CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554	(520) 615-8900	

5/1/2012
10:07:38AM

City of Sierra Vista

Page 3

For the Period 4/1/2012 thru 4/30/2012

Permit Number	Permit Type	Site Address	Valuation	Total Fees	Fees Paid
Application Date	Subtype	Parcel Number			
Issue Date	Status of Permit	Subdivision Name			
CONTRACTOR	MR. FIX IT OF SIERRA VISTA	WILLIAM GOETHE 122 N 6TH ST SU, SIERRA VISTA, AZ 85635190		(520) 227-8194	
BLD12-0391	WATER HEATER	3411 EAGLE RIDGE DR	200.00	25.00	25.00
03/24/2012	RESIDENTIAL	10595139	1,771,170.00		
04/02/2012	FINALED	EAGLE RIDGE			
Contact Type	Contact Name	Contact Address		Phone Number	
OWNER	COLIN GREGORY C & KERRI A	3411 EAGLE RIDGE DR, SIERRA VISTA, AZ 85650			
APPLICANT	SEAWAY INC DBA AMERICAN HO	21905 S 158TH ST, GILBERT, AZ 852989368		(480) 654-4291	
CONTRACTOR	SEAWAY INC DBA AMERICAN HO	21905 S 158TH ST, GILBERT, AZ 852989368		(480) 654-4291	
BLD12-0401	COM NEW	1714 PASEO SAN LUIS	18,000.00	391.00	391.00
03/26/2012	COMMERCIAL	10778007	1,789,170.00		
04/17/2012	ISSUED	PUEBLO DEL SOL			
Contact Type	Contact Name	Contact Address		Phone Number	
OWNER	ROSEN ANDREW ORTHODONTICS	1865 N KOLB RD, TUCSON, AZ 85715			
APPLICANT	NAVARRETE FIRE PROTECTION, I	1501 N 15TH AVE, TUCSON, AZ 85705		(520) 955-0152	
CONTRACTOR	NAVARRETE FIRE PROTECTION, I	1501 N 15TH AVE, TUCSON, AZ 85705		(520) 955-0152	
BLD12-0408	SIGN	55 A S HIGHWAY 92	1,500.00	50.00	50.00
03/27/2012	COMMERCIAL	10751356	1,790,670.00		
04/12/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	PALO VERDE SIGNS INC	3302 S. PALO VERDE RD, TUCSON, AZ 857135424		(520) 884-4322	
CONTRACTOR	PALO VERDE SIGNS INC	3302 S. PALO VERDE RD, TUCSON, AZ 857135424		(520) 884-4322	
BLD12-0409	QUADPLEX	1160 Sentinel Peak Rd unit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL		1,968,873.25		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
BLD12-0410	QUADPLEX	1166 Sentinel Peak Rd unit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL	106-72-608	2,147,076.50		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
BLD12-0411	QUADPLEX	1172 Sentinel Peak Road ubit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL		2,325,279.75		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
BLD12-0412	QUADPLEX	1178 Sentinel Peak Rd unit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL		2,503,483.00		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	

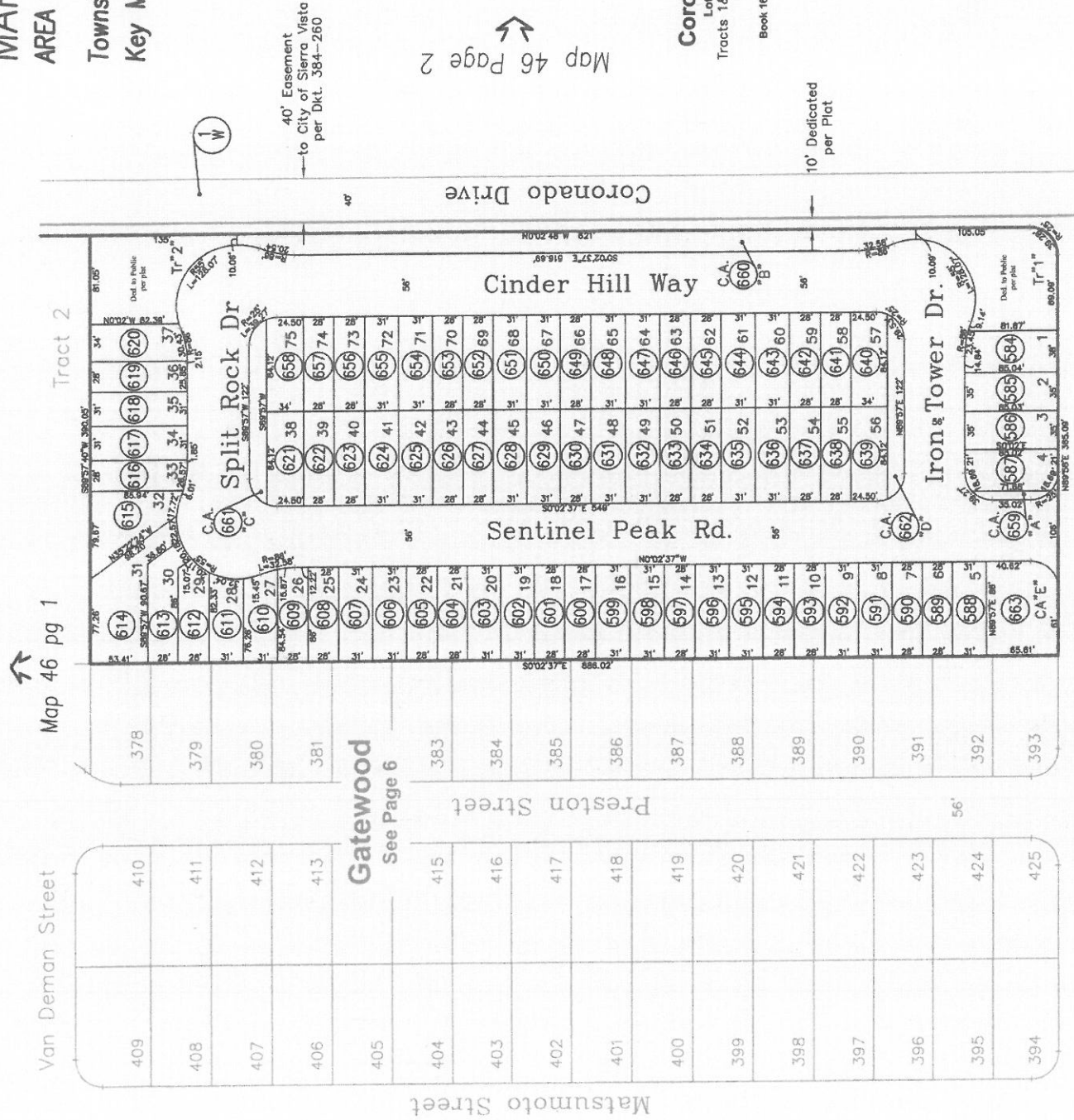
PERM141

CRW

For the Period 4/1/2012 thru 4/30/2012

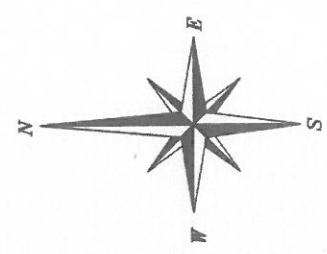
Permit Number	Permit Type	Site Address	Valuation	Total Fees	Fees Paid
Application Date	Subtype	Parcel Number			
Issue Date	Status of Permit	Subdivision Name			
	CONTRACTOR	MR. FIX IT OF SIERRA VISTA	WILLIAM GOETHE 122 N 6TH ST SU, SIERRA VISTA, AZ 85635190	(520) 227-8194	
BLD12-0391	WATER HEATER	3411 EAGLE RIDGE DR	200.00	25.00	25.00
03/24/2012	RESIDENTIAL	10595139	1,771,170.00		
04/02/2012	FINALED	EAGLE RIDGE			
Contact Type	Contact Name	Contact Address		Phone Number	
OWNER	COLIN GREGORY C & KERRI A	3411 EAGLE RIDGE DR, SIERRA VISTA, AZ 85650			
APPLICANT	SEAWAY INC DBA AMERICAN HO	21905 S 158TH ST, GILBERT, AZ 852989368		(480) 654-4291	
CONTRACTOR	SEAWAY INC DBA AMERICAN HO	21905 S 158TH ST, GILBERT, AZ 852989368		(480) 654-4291	
BLD12-0401	COM NEW	1714 PASEO SAN LUIS	18,000.00	391.00	391.00
03/26/2012	COMMERCIAL	10778007	1,789,170.00		
04/17/2012	ISSUED	PUEBLO DEL SOL			
Contact Type	Contact Name	Contact Address		Phone Number	
OWNER	ROSEN ANDREW ORTHODONTICS	1865 N KOLB RD, TUCSON, AZ 85715			
APPLICANT	NAVARRETE FIRE PROTECTION, I	1501 N 15TH AVE, TUCSON, AZ 85705		(520) 955-0152	
CONTRACTOR	NAVARRETE FIRE PROTECTION, I	1501 N 15TH AVE, TUCSON, AZ 85705		(520) 955-0152	
BLD12-0408	SIGN	55 A S HIGHWAY 92	1,500.00	50.00	50.00
03/27/2012	COMMERCIAL	10751356	1,790,670.00		
04/12/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	PALO VERDE SIGNS INC	3302 S. PALO VERDE RD, TUCSON, AZ 857135424		(520) 884-4322	
CONTRACTOR	PALO VERDE SIGNS INC	3302 S. PALO VERDE RD, TUCSON, AZ 857135424		(520) 884-4322	
BLD12-0409	QUADPLEX	1160 Sentinel Peak Rd unit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL		1,968,873.25		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
BLD12-0410	QUADPLEX	1166 Sentinel Peak Rd unit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL		2,147,076.50		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
BLD12-0411	QUADPLEX	1172 Sentinel Peak Road ubit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL	106-72-609	2,325,279.75		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
BLD12-0412	QUADPLEX	1178 Sentinel Peak Rd unit A	178,203.25	5,178.50	5,178.50
03/27/2012	RESIDENTIAL		2,503,483.00		
04/03/2012	ISSUED				
Contact Type	Contact Name	Contact Address		Phone Number	
APPLICANT	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	
CONTRACTOR	MIRAMONTE ARIZONA, LLC	2492 E. RIVER ROAD STE 100, TUCSON, AZ 857189554		(520) 615-8900	

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Map 46 Page 2

Coronado Commons
Lots 1-75, Comm Areas A-E
Tracts 1 & 2 and Roads dedicated to public per plat as recorded at Book 16 of Maps and Plats, Pages 14-14C



SCALE 1" = 100'

THIS INFORMATION IS TAKEN FROM OUR WORKING RECORDS FOR ASSESSING PURPOSES ONLY
COCHISE COUNTY