

Mesa County Assessor's Office Mini Storage Income/Expense Statement

Ken Brownlee, Assessor

Account Number: Address: Business Name:

PURPOSE: This data is used by the Mesa County Assessor's Office to establish the value of mini storage properties using an income approach. ALL INFORMATION IS KEPT IN THE STRICTEST CONFIDENTIALITY. Please complete the following questions and return this questionnaire by August 1, 2020.

- 1) What portion of the property is owner-occupied? _____%
(Includes property leased or rented to a related business entity)
- 2) Number of Rentable Units: _____ Units occupied as of **June 30, 2020:** _____
- 3) What is the total amount of revenue lost due to vacancy and collection losses? _____

PLEASE ENTER ONLY MINI-STORAGE INCOME AND EXPENSES

	2019 (01/1/19-12/31/19)	2020 (01/1/20-06/30/20)
Total Income From Storage Units	\$	\$
Income From All Other Sources	\$	\$
Management Expenses for Storage Units (Cost to Manage Storage Units Including Time)	\$	\$
Liability Insurance	\$	\$
Utilities	\$	\$
Maintenance and Repairs	\$	\$
Supplies and Services	\$	\$
Property Taxes	\$	\$

Please describe how the state ordered shutdown due to the COVID-19 pandemic has effected the real estate value of your property as of June 30, 2020:

Preparer Name: _____ Preparer Title: _____ Date: _____
 Telephone Number: _____ Email Address: _____

Mesa County Assessor's Office PO Box 20,000 Grand Junction, CO 81502-5003
 Telephone: (970)244-1625/Fax: (970)244-1790
 Email: Reed.Orr@mesacounty.us