



Office of the Assessor
155 Heritage Way
Juneau, Alaska 99801

Petition for Review / Correction of Assessed Value Real Property	
Assessment Year	2024
Parcel ID Number	
Name of Applicant	Marty McKeown
Email Address	MartyMcKeown@yahoo.com

yahoo.com

2024 Filing Deadline: Monday April 1st, 2024

Please attach all supporting documentation

ASSESSOR'S FILES ARE PUBLIC INFORMATION -- DOCUMENTS FILED WITH AN APPEAL BECOME PUBLIC INFORMATION

Parcel ID Number	3B4502000030				
Owner Name	McKeown				
Primary Phone #	907-957-2313	Email Address	martymckeown@yahoo.com		
Physical Address	ASL 83-156LT Bridget Cove, Juneau Alaska	Mailing Address	P.O. 33224 Juneau AK 99803		
Why are you appealing your value? Check box and provide a detailed explanation below for your appeal to be valid.					
<input checked="" type="checkbox"/> My property value is excessive/overvalued <input checked="" type="checkbox"/> My property value is unequal to similar properties <input type="checkbox"/> My property was valued improperly/incorrectly <input type="checkbox"/> My property has been undervalued <input type="checkbox"/> My exemption(s) was not applied		THE FOLLOWING ARE NOT GROUNDS FOR APPEAL <ul style="list-style-type: none">• Your taxes are too high• Your value changed too much in one year.• You can't afford the taxes			
Provide specific reasons and provide evidence supporting the item(s) checked above:					
Our taxes increased on our land by \$15,300.00 and Cabin by \$13,000 while our neighbors lots did not and the neighboring cabin is valued @ 40% the valuation of ours. The same neighbor owns 3 lots and 1 cabin. Doesn't quite add up.					
Have you attached additional information or documentation?		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No			
Values on Assessment Notice:					
Site	\$104800	Building	\$42500	Total	\$147300
Owner's Estimate of Value:					
Site	\$8500	Building	\$30000	Total	\$115000
Purchase Price of Property:					
Price	\$	Purchase Date			
Has the property been listed for sale? <input type="checkbox"/> Yes <input type="checkbox"/> No (if yes complete next line)					
Listing Price	\$	Days on Market			
Was the property appraised by a licensed appraiser within the last year? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (if yes provide copy of appraisal)					
Certification: I hereby affirm that the foregoing information is true and correct, I understand that I bear the burden of proof and I must provide evidence supporting my appeal, and that I am the owner (or owner's authorized agent) of the property described above.					
Signature			Date 4/01/2024		

Contact Us: CBJ Assessors Office			
Phone/Fax	Email	Website	Address
Phone # (907) 586-5215 ext 4906 Fax # (907) 586-4520	Assessor.Office@juneau.gov	http://www.juneau.org/finance	155 Heritage Way Rm. 114 Juneau AK 99801

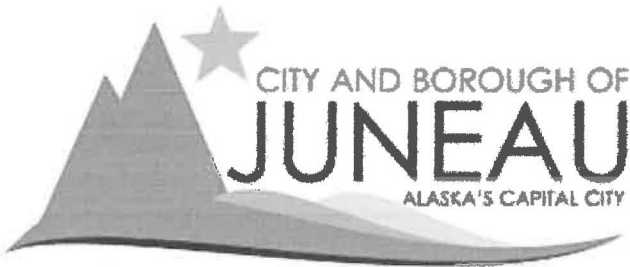
PARCEL #: _____ APPEAL #: _____ DATE FILED: _____

Appraiser to fill out			
Appraiser		Date of Review	
Comments:			
Post Review Assessment			
Site	\$	Building	\$
		Total	\$
Exemptions	\$		
Total Taxable Value	\$		
APPELLANT RESPONSE TO ACTION BY ASSESSOR			
I hereby <input type="checkbox"/> Accept <input type="checkbox"/> Reject the following assessment valuation in the amount of \$ _____			
If rejected, appellant will be scheduled before the Board of Equalization and will be advised of the date & time to appear.			
Appellant's Signature _____		Date: _____	

Appellant Accept Value	<input type="checkbox"/> Yes	<input type="checkbox"/> No (if no skip to Board of Equalization)
Govern Updated	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Spreadsheet Updated	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Corrected Notice of Assessed Value Sent	<input type="checkbox"/> Yes	<input type="checkbox"/> No

BOARD OF EQUALIZATION			
Scheduled BOE Date	<input type="checkbox"/> Yes	<input type="checkbox"/> No	
10-Day Letter Sent	<input type="checkbox"/> Yes	<input type="checkbox"/> No	
The Board of Equalization certifies its decision, based on the Findings of Fact and Conclusion of Law contained within the recorded hearing and record on appeal, and concludes that the appellant <input type="radio"/> Met <input type="radio"/> Did not meet the burden of proof that the assessment was unequal, excessive, improper or under/overvalued.			
Notes:			
Site	\$	Building	\$
		Total	\$
Exemptions	\$		
Total Taxable Value	\$		

Contact Us: CBJ Assessors Office			
Phone/Fax	Email	Website	Address
Phone # (907) 586-5215 ext 4906 Fax # (907) 586-4520	Assessor.Office@juneau.gov	http://www.juneau.org/finance	155 South Seward St. Rm. 114 Juneau AK 99801



2024
Land increased
\$15,300
Building increased
\$13,000

Assessor's Database

Current Owner

MARTIN MCKEOWN & MARJORIE MCKEOWN; SEAN MCKEOWN; HEIDI MCKEOWN,
PO BOX 33224, JUNEAU AK 99803

Parcel #: 3B4502000030 (Map)

Prev. Owner: SEAN MCKEOWN
Use Code: Cabin
No. of Units: 000
Garage: No
City Water: No
Exempt Land: 0

Address: 0

Site Value: \$104800.00
Exempt: No Data
Year Built: 2001
Garage Area: 000000
City Sewer: No
Exempt Building: 0

Second Owner

MARK SMITH & ERIN SMITH; WADE MCKEOWN; NANCY MARSHALL MCKEOWN
PO BOX 210388, AUKE BAY AK 99821-0388

Legal Desc. 1: ASLS 83-156 LT
C

Building PV: \$42500.00
Zoning: Rural Reserve

Lot Size: 1.03

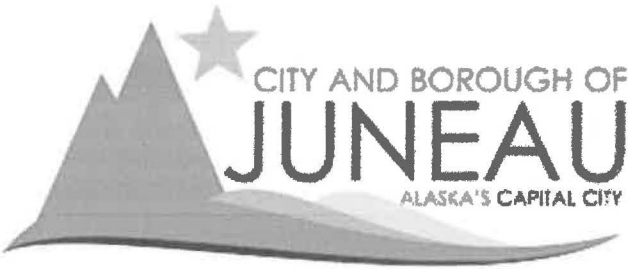
Exempt Total: 0

Legal Desc. 2: C/O ERIN SMITH

Total PV: \$147300.00
Tax Year: 2024
Gross Liv. Area: 000000 sqft
Last Trans: 20000511
Road/No Road: No Data

Search the Database

Search the database using the search box below. The field accepts any search parameter (owner's name, address, parcel number, year built, etc.).



Akiyama
w/ cabin

Assessor's Database

Current Owner

ALAN KENT AKIYAMA
1705 EVERGREEN AVE, JUNEAU AK 99801

Parcel #: 3B4502000040 (Map)

Address: 0

Prev. Owner:
Use Code: Cabin
No. of Units: 001
Garage: No
City Water: No
Exempt Land: 0

Site Value: \$101200.00
Exempt: No Data
Year Built: 1965
Garage Area: 000000
City Sewer: No
Exempt Building: 0

Legal Desc. 1: ASLS 83-156 LT
A
Building PV: \$17300.00
Zoning: Rural Reserve
Lot Size: 1.00
Exempt Total: 0

Legal Desc. 2:
Total PV: \$118500.00
Tax Year: 2024
Gross Liv. Area: 000336 sqft
Last Trans: 00000000
Road/No Road: No Data

our site value
is 104,800
3600 more
than

our cabin
value is
42,500
vs

Search the Database

Search the database using the search box below. The field accepts any search parameter (owner's name, address, parcel number, year built, etc.).



Assessor's Database

Current Owner

ALAN K AKIYAMA

1705 EVERGREEN AVE, JUNEAU AK 99801

Parcel #: 3B4502000020 (Map)Address: 0

Prev. Owner: SANDRA DELONG LIVINGSite Value: \$123200.00

Use Code: VacantExempt: No Data

No. of Units: 000Year Built: 1960

Garage: NoGarage Area: 000000

City Water: NoCity Sewer: No

Exempt Land: 0Exempt Building: 0

Legal Desc. 1: ASLS 83-156 LT B

Legal Desc. 2: ↓

Building PV: \$0.00Total PV: \$123200.00

Zoning: Rural ReserveTax Year: 2024

Lot Size: 1.29Gross Liv. Area: 000000 sqft

Exempt Total: 0Last Trans: 20190524

Road/No Road: No Data

De Long
our site value x 1.25 =
\$130,375
VS

Search the Database

Search the database using the search box below. The field accepts any search parameter (owner's name, address, parcel number, year built, etc.).



2024
AKI yama
across creek

our site value
w 3/4 acre = 78,600
✓ S

Assessor's Database

Current Owner

ALAN KENT AKIYAMA
1705 EVERGREEN AVE, JUNEAU AK 99801

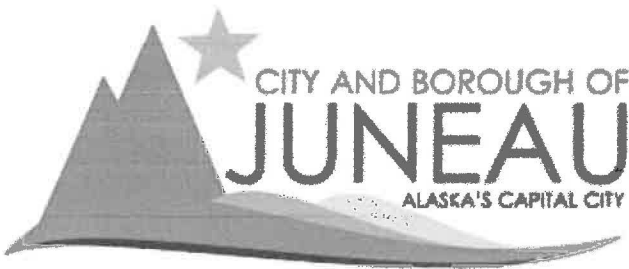
Parcel #: 3B4502000010 (Map) Address: 0

Prev. Owner:	Site Value: \$66000.00
Use Code: Vacant	Exempt: No Data
No. of Units: 000	Year Built: 0
Garage: No	Garage Area: 000000
City Water: No	City Sewer: No
Exempt Land: 0	Exempt Building: 0

Legal Desc. 1: ASLS 83-156 LT D	Legal Desc. 83-156 LT ↓
Building PV: \$0.00	Total PV: \$66000.00
Zoning: Rural Reserve	Tax Year: 2024
Lot Size: 0.74	Gross Liv. Area: 000000 sqft
Exempt Total: 0	Last Trans: 00000000
	Road/No Road: No Data

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Search the database using the search box below. The field accepts any search parameter (owner's name, address, parcel number, year built, etc.).



2023

Assessor's Database

Current Owner

MARTIN MCKEOWN & MARJORIE MCKEOWN; SEAN MCKEOWN; HEIDI MCKEOWN,
PO BOX 33224, JUNEAU AK 99803

Parcel #: 3B4502000030 (Map)	Address: 0
Prev. Owner: SEAN MCKEOWN	Site Value: \$88100.00
Use Code: Cabin	Exempt: No Data
No. of Units: 000	Year Built: 2001
Garage: No	Garage Area: 000000
City Water: No	City Sewer: No
Exempt Land: 0	Exempt Building: 0

Second Owner

MARK SMITH & ERIN SMITH; WADE MCKEOWN; NANCY MARSHALL MCKEOWN
PO BOX 210388, AUKE BAY AK 99821-0388

Legal Desc. 1: ASLS 83-156 LT C	Legal Desc. 2: C/O ERIN SMITH
Building PV: \$29500.00	Total PV: \$117600.00
Zoning: Rural Reserve	Tax Year: 2023
Lot Size: 1.03	Gross Liv. Area: 000000 sqft
Exempt Total: 0	Last Trans: 20000511
	Road/No Road: No Data

Search the Database

Search the database using the search box below. The field accepts any search parameter (owner’s name, address, parcel number, year built, etc.).