

ASSESSED VALUE BY PROPERTY CLASS

Vacant Land	\$26,610,100
Residential	185,140,510
Commercial	22,927,190
Industrial	1,163,290
Agricultural	14,705,720
Natural Resources	1,191,769
Producing Mines	0
Oil and Gas	<u>4,142,680</u>
TOTAL ASSESSED	255,881,259
STATE ASSESSED	\$17,640,500
GRAND TOTAL	273,521,759
EXEMPT	\$25,250,875

ASSESSED VALUE, MILL LEVIES AND REVENUE BY DISTRICT 2008

ELBERT COUNTY

<u>NAME</u>	<u>MILL LEVY</u>
County-General	16.37
Road and Bridge	9.500
Social Services	1.500
Retirement	0.703

SPECIAL DISTRICTS PID

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Meadow Station	2,495,610	22.000
Foxwood Estates and Foxwood Ranches	915,190	30.000

TOWNS:

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Elizabeth	\$ 23,639,952	16.912
Kiowa	6,174,752	13.107
Simla	2,656,993	17.562

FIRE PROTECTION DISTRICTS:

<u>NAME</u>	<u>VALUE</u>	<u>MILL LEVY</u>
Calhan	\$1,431,422	5.581
Calhan Bond		.732
Deer Trail	878,672	7.032
Elbert	18,584,245	4.575
Elizabeth	135,877,326	13.769
Kiowa	28,615,410	8.689
Limon Fire Protection	3,676,516	3.000
Rattlesnake	59,696,318	9.841
Tri-County	704,382	3.00
North Central	5,307,293	6.00
North Central Bond		10.174
Big Sandy Fire	10,670,529	8.000

SCHOOL DISTRICTS:

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Elizabeth	\$162,216,418	26.839
Elizabeth Bond		10.685
Kiowa	29,768,712	19.235
Kiowa Bond		5.019
Douglas County	33,545,053	32.485
Douglas County Bond		14.196
Limon	3,676,516	21.902
Limon Bond		5.508
Calhan	1,473,281	27.031
Calhan Bond		3.00
Peyton	1,064,735	21.428
Peyton Bond		12.541
Miami-Yoder	704,382	23.566
Miami-Yoder Bond		17.800
Big Sandy 100J	10,671,489	25.509
Elbert	17,519,510	20.617
Agate	12,681,663	16.798

LIBRARY DISTRICT

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Elbert County	\$273,521,759	2.5160

WATER AND SANITATION DISTRICTS:

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Britanie Ridge Metro	2,015,660	10.000
Deer Creek Water	8,942,690	8.00
Diamond Ridge Water	10	0
Diamond Ridge Metro	320	0
Elbert Water	1,969,822	5.483
Clearwater Metro	17,530	0
Gold Creek Commons Metro	19,520	30.00
Elkhorn Ranch #1	7,667,740	5.00
Elkhorn Ranch Bond		50.00
Miller Ranch Metro	5770	0
Miller Ranch Water	10	0
Northpines Metro	4,417,970	15.000
Northpines Bond		35.00
Spring Valley # 1	260	0
Spring Valley # 2	5,633,730	10.00
Spring Valley # 2 Bond		50.00
Spring Valley # 3	150,610	60.00
Spring Valley # 4	6160	60.00
Elbert & Hwy 86 Metro	3,859,190	10.00
Elbert & Hwy 86 Metro Bond		45.00
Elbert & Hwy 86 Commercial	1,294,250	10.000
Summit Park Metro	663,490	35.000
United Water and Sanitation	290	0
Upper Big Sandy	9,289,092	0.532
Sterling Crossing Residential	2840	40.000
Sterling Crossing Commercial	430	0
Ritoro Metro	14,280	5

PARKS AND RECREATIONAL DISTRICTS:

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Elizabeth	\$154,776,044	0.790
Elizabeth Bond		1.748

SOIL CONSERVATION DISTRICTS:

<u>NAME</u>	<u>ASS'D VALUE</u>	<u>MILL LEVY</u>
Agate Soil	\$12,074,634	0
Double El Soil	11,802,863	0
Kiowa Soil	208,834,830	0

GENERAL INFORMATION

The Assessor is responsible for discovering, listing, classifying and valuing all real and business personal property in the County. All property is subject to taxation except that which is exempt by law. The guidelines for property valuation are set by the Colorado Constitution and Statutory Requirements. The Assessor's office does not set any tax rates.

Property taxes are levied by each entity that provides services to your property.

County tax is levied by the Board of County Commissioners.

City and town tax is levied by city and town board.

Special District tax is levied by district Board of directors.

School tax is levied by the district School Board.

These levies are then certified by the Board of County Commissioners and delivered to the Assessor. The levies are compiled and extended to the properties by the Assessor and the tax roll is delivered to the County Treasurer for collection. **All property tax is collected locally and used to fund the services provided by each taxing entity.**

ALL PROPERTY IS SUBJECT TO TAXATION EXCEPT THAT WHICH IS EXEMPT BY LAW

A property's actual value for 2009 is based on the June 30, 2008 level of value. For residential property, sales data for comparable properties that sold from January 1, 2007 through June 30, 2008 is collected.

The 2009 residential assessment rate is 7.96% of actual value. The assessment rate for non-residential property is 29%.

Primary oil & gas production is assessed at 87.5%, secondary production at 75%.

It is the goal of this office to help the taxpayer in the understanding of the property valuation process. If you have any questions regarding the value of your property or the valuation process, the Assessor's Office is available to assist and serve you. We encourage you to become knowledgeable about your property valuation.

2009

Elbert County Elected Officials

District 1 Commissioner
District 2 Commissioner
District 3 Commissioner
Assessor
Clerk and Recorder
Coroner
Sheriff
Surveyor
Treasurer

Del Schwab
Hope Goetz
John Shipper
PJ Trostel
Amy Fordyce
Sandy Graeff
William Frangis
Garry Rohleder
Billie Mills

PROPERTY TAX EXEMPTION FOR SENIOR CITIZENS AND DISABLED VETERANS.

A property tax exemption is available to senior citizens, surviving spouses of senior citizens, and disabled veterans. For those who qualify, 50 percent of the first \$200,000 in actual value of their primary residence is exempted. The state pays the exempted portion of the property tax. Once approved, the exemption remains in effect for future years, and the applicant should not re-apply. For application requirements please call our office.



2009

ABSTRACT OF ASSESSMENT AND TAX LEVIES

PJ Trostel Elbert County Assessor

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P.O. BOX 26
KIOWA, CO. 80117

PHONE: (303) 621-3101
FAX: (303) 621-3173

Visit our website at:
www.assessor@elbertcounty-co.gov