



## CURRENT ELECTED OFFICIALS

### Board of County Commissioners:

Dennis Hisey, Chair (District 4)  
 Amy Lathen, Vice-Chair (District 2)  
 Darryl Glenn (District 1)  
 Sallie Clark (District 3)  
 Peggy Littleton (District 5)

### Assessor:

Mark Lowderman

### Clerk and Recorder:

Wayne W. Williams

### Treasurer:

Robert C. Balink

The Abstract of Assessment is a compilation of all real and personal property located within the boundaries of each county. Each County Assessor is required to file this report with the Property Tax Administrator annually.  
 § 39-5-123, C.R.S

## IMPORTANT INFORMATION

- \* Important notices regarding valuation and taxes are mailed to property owners each year.
- \* It is the responsibility of the property owner to provide the Assessor's Office with the correct mailing address for these notices.

It is the duty of the Assessor to make a fair and equitable assessment of all property in the county, to the end that the taxes may be distributed equally in accordance with the value of each taxpayer's property, and relative to the value of all other property within the county. For 2013, residential real property shall be valued at 7.96% of actual value, as is determined by the state legislature. All commercial, industrial, and personal property shall be valued at 29% of the actual value of that property. All agricultural land shall be valued at 29% of the lands productivity value, based on current 10-year average.

The Assessor's Office does not set any tax levy or establish mill rates. All entity mill rates are established and levied by their respective boards.

## ABSTRACT OF ASSESSMENT

2013 TAXES DUE: JANUARY 1, 2014  
 CLASSIFICATION OF REAL & PERSONAL PROPERTY

Number of Taxable Schedules	
Personal Property	21,375
Real Property	242,117
<b>Total Taxable Schedules:</b>	<b>263,492</b>
100-500 Vacant Land	Assessed Value
Residential Unimproved Land	138,061,940
Commercial Unimproved Land	78,321,920
Industrial Unimproved Land	14,581,020
Other Unimproved Land	60,834,120
Minor Structures Vacant Land	44,530
<b>Total Vacant Land:</b>	<b>\$ 291,843,530</b>
1000 Residential	Assessed Value
Single Family Residences	3,025,869,760
Multiple Family Residences	210,404,720
Condominiums	226,587,190
Mobile Homes	18,771,620
Res Not Integral to Ag Operation	206,070
Residential Personal Property	2,928,740
Farm / Ranch (Residential)	9,290,750
Farm / Ranch (Mobile Homes)	315,030
<b>Total Residential Property:</b>	<b>\$ 3,494,373,880</b>
2000 Commercial	Assessed Value
Possessory Interest	2,030,620
Merchandising	472,944,960
Lodging	94,032,550
Offices	353,365,910
Recreation	43,975,360
Special Purpose	400,337,180
Warehouse / Storage	310,251,590
Commercial Condominiums	57,144,370
Part. Exempt Prop. (Taxable Portion)	2,896,180
Commercial Personal Property	270,627,370
<b>Total Commercial Property:</b>	<b>\$ 2,007,606,090</b>
3000 Industrial	Assessed Value
Industrial Real Property	112,190,270
Industrial Condominiums	9,359,000
Industrial Personal Property	125,639,000
<b>Total Industrial Property:</b>	<b>\$ 247,188,270</b>

4000 Agricultural	#Acres	Assessed Value
Possessory Interest		165,780
Sprinkler Irrigated Land	6,048	344,020
Irrigated Land	1,602	79,710
Dry Farm Land	28,957	239,530
Meadow Hay Land	2,641	70,590
Grazing Land	522,169	4,283,790
Farm / Ranch (Waste Land)	897	1,540
Forest Land	2,224	22,130
Farm / Ranch (Other)	534	5,814,130
Farm / Ranch (Support Buildings)		2,706,820
<b>Total Agricultural Property:</b>		<b>\$ 13,728,040</b>
5000 Natural Resources	#Acres	Assessed Value
Earth or Stone Products	1,352	1,482,810
Non-Producing (Patented)	162	28,650
Severed Mineral Interest	188,685	376,990
Natural Resources Personal Property		3,864,410
<b>Total Natural Resources Property:</b>		<b>\$ 5,752,860</b>
7000 Oil & Gas	Assessed Value	
Oil & Gas Personal Property		81,420
<b>Total Oil &amp; Gas Property:</b>		<b>\$81,420</b>
9000 Exempt Property	Assessed Value	
Tax-Exempt Property Value for 2013		1,588,612,250
<b>Total Tax Exempt Property:</b>		<b>\$ 1,588,612,250</b>
Assessed by Property Tax Administrator Department of Local Affairs		
Assessed Value		
Land Transportation		16,646,500
Private Car Line		1,863,900
Air Transportation		24,758,380
Power Companies		60,137,200
Communication Companies		146,681,100
Gas & Carrier Companies		27,303,800
Water Companies		0
<b>Total Public Utilities:</b>		<b>\$ 277,390,880</b>
Total Assessed Personal Property		\$636,848,920
Total Assessed Real Property		\$5,701,116,050
<b>Total Personal &amp; Real Property</b>		<b>\$ 6,337,964,970</b>
<b>Grand Total Assessment for</b>		<b>\$ 6,337,964,970</b>
<b>Grand Total Revenue for 2013</b>		<b>\$ 445,187,319.89</b>

### 2013 Assessed Valuation Percentages

Property Classification	2013 Assessed Valuation	Percent of Value
Residential	\$ 3,491,445,140.00	55%
Commercial	1,736,978,720.00	27%
Personal Property	403,140,940.00	6%
Vacant Land	291,843,530.00	5%
Public Utilities	277,390,880.00	4%
Industrial	121,549,270.00	2%
Agricultural	13,728,040.00	0% *
Natural Resources	1,888,450.00	0% *
<b>Total</b>	<b>\$ 6,337,964,970.00</b>	<b>100%</b>

\* Comprises Less Than 1% of Total Assessed Value

### Distribution of Revenue

Property Classification	2013 Revenue Distribution	Revenue Distribution
School Districts	\$ 302,689,475.67	68%
El Paso County	48,891,076.83	11%
Library District	24,115,604.44	5%
Cities and Towns	23,530,810.57	5%
Metro & Special Districts	22,005,878.97	5%
Fire Districts	15,565,063.87	4%
Water & Sanitation	8,389,409.54	2%
<b>Total</b>	<b>\$ 445,187,319.89</b>	<b>100%</b>