

2008 Abstract of Assessment

CLASSIFICATION	ASSESSED VALUE	CLASSIFICATION	ASSESSED VALUE
Vacant Land		State Assessed	
Residential	231,838,430	Railroads	8,391,500
Commercial	86,963,290	Private Car Lines	2,459,800
Industrial	6,610,730	Airline Companies	4,100
PUD	428,600	Telephone and Telegraph Companies	56,123,900
All Other	26,625,610	Mobile Telephone Companies	14,568,600
Total Vacant Land	352,466,660	Telephone Reseller Companies	503,200
		Electric Companies	27,788,300
Residential		Rural Electric	31,533,800
Single Family	2,526,822,110	Gas Transmission Pipeline Companies	1,507,200
Multi-Family	92,560,290	Petrochemical Pipeline Companies	1,086,000
Condominiums	89,348,750	Total State Assessed	143,966,400
Mfg Housing	558,600		
Personal Property	2,887,260	Total Taxable Property	4,678,184,640
Total Residential	2,712,177,010		
		Exempt Property	
Commercial		United States Government	196,368,230
Possessory Interests	50,460	State of Colorado	28,293,360
Merchandising	414,585,170	Douglas County	132,095,720
Lodging	26,077,540	Political Subdivisions	245,007,010
Offices	307,764,500	Religious Worship	119,302,190
Recreation	42,151,300	Educational	213,601,620
Special Purpose	283,374,130	Charitable	83,309,630
Warehouse/Storage	96,898,330	Personal Property	36,330,900
Multi-Use	551,110	All Other	13,766,160
Personal Property	226,608,880	Total Exempt Property	1,068,074,820
Total Commercial	1,398,061,420		
		Grand Total	5,746,262,460
Industrial			
Contract/Service	23,416,040		
Manufacturing/Processing	18,088,430		
Personal Property	10,389,770		
Total Industrial	51,894,240		
Agricultural			
Possessory Interests	1,480		
Irrigated Farm Land	152,120		
Dry Farm Land	476,540		
Meadow Land	108,860		
Grazing Land	1,548,170		
Forest Land	52,450		
Waste Land	630		
All Other	632,040		
Agricultural Improvements	16,331,590		
Total Agricultural	19,303,880		
Natural Resources			
Earth or Stone Products	259,840		
Natural Resources	34,490		
Severed Mineral Interests	20,890		
Personal Property	2,810		
Total Natural Resources	318,030		

2008 Tax Rates and Revenues

COUNTY	ASSD VALUE	TAX RATE	REVENUE	DISTRICT	Regular Assd Value	Tax Rate	Revenue
General	4,678,184,640	1.3965	65,330,848	Castlewood Ranch Metro	30,160,350	4.0000	1,206,414
Road & Bridge	4,678,184,640	0.4493	21,019,084	Cedar Hill Cemetery	938,503,366	0.0114	106,989
Social Services	4,678,184,640	0.0316	1,478,306	Centennial Water & San	10	0.0000	0
Dev Disabilities	4,678,184,640	0.1000	4,678,185	Chatfield South Water	4,768,820	2.3000	109,683
Total County	4,678,184,640	1.9774	92,506,423	Cherokee Ridge Estates	3,237,280	5.0000	161,864
				Cherry Creek Basin	1,766,840,287	0.0408	720,871
Law Enf Auth	2,854,642,260	0.4500	12,845,890	Cherry Creek So #1	41,306,890	2.0114	830,847
				Cherry Creek So #2	3,908,070	3.5000	136,782
SCHOOL DISTRICT				Cherry Creek So #3	290	0.0000	0
General Fund	4,678,184,640	3.3197	155,301,695	Cherry Creek So #4	290	0.0000	0
Bond Fund	4,678,184,640	1.3906	65,054,836	Cherry Creek So #5	290	0.0000	0
Total School	4,678,184,640	4.7103	220,356,531	Cherry Creek So #6	290	0.0000	0
				Cherry Creek So #7	290	0.0000	0
TOWNS				Cherry Creek So #8	290	0.0000	0
Aurora	6,743,960	1.0701	72,167	Cherry Creek So #9	290	0.0000	0
				Cherry Creek So #10	290	0.0000	0
Littleton	4,569,910	0.6662	30,445	Cherry Creek So #11	290	0.0000	0
				Compark Bus Campus	29,640,450	4.2000	1,244,899
Larkspur	4,869,786	1.0050	48,941	Compark Bus Cmps Dbt Svc	2,531,250	3.5000	88,594
				Compark Bus Cmps Dbt Svc 2	275,460	3.5000	9,641
Castle Rock	641,975,106	0.1705	1,094,568	Concord Metro Dist	12,581,820	4.8000	603,927
				Consolidated Bell Mtn Rn	18,241,740	7.8869	1,438,708
Parker	582,431,345	0.2602	1,515,486	Cottonwood Metro	42,586,100	0.8800	374,758
				Cottonwood Water & San	71,326,770	2.7000	1,925,823
Lone Tree	434,543,660	0.0000	0	Crowfoot Valley Ranch #1	0	0.0000	0
				Crowfoot Valley Ranch #2	66,690	6.6750	4,452
Castle Pines North	148,362,820	0.4500	667,633	Crystal Crossing Metro	2,048,940	5.0000	102,447
				Crystal Valley Metro #1	26,850	4.0000	1,074
				Crystal Valley Metro #2	18,965,710	4.6940	890,250
				Dawson Ridge Metro #1	87,440	4.5000	3,935
				Dawson Ridge Metro #2	3,510	4.5000	158
				Dawson Ridge Metro #3	78,520	4.5000	3,533
				Dawson Ridge Metro #4	3,860	4.5000	174
				Dawson Ridge Metro #5	40	4.5000	2
				Denver SE Sub W & S	184,608,610	0.0000	0
				DC Soil Conservation	4,498,261,312	0.0000	0
				DC Woodmoor Mtn Gen	2,395,160	0.8299	19,877
				Dominion Water & San	30	0.0000	0
				Douglas Public Library	4,678,184,640	0.4052	18,956,004
				E-470 Potomac Metro	5,447,530	4.5737	249,154
				E-470 Public Hwy Auth	577,159,230	0.0000	0
				Founders Village Metro	41,662,370	7.9146	3,297,410
				Foxhill Metro Dist #1	10	0.0000	0
				Foxhill Metro Dist #2	70,200	0.0000	0
				Franktown Business Area	3,038,820	2.5000	75,971
				Franktown Fire	170,577,365	1.3026	2,221,941
				Grandview Est Rur Water Cons	6,721,560	0.1500	10,082
				Heritage Farm Metro Dist	0	0.0000	0
				Heritage Hills Metro District	32,419,140	4.0000	1,296,766
				Heritage Hills Metro Bond Svc	120	1.1400	1
				Hidden Pointe Metro	10,574,310	2.6000	274,932
				High Prairie Farms Metro	42,883,930	1.2000	514,607
				Highfield Metro District	11,180	2.5000	280
				Highlands Ranch Metro	1,143,211,640	1.9750	22,578,430
				Highlands Ranch Metro #5	0	0.0000	0
				Hillcrest Metro	356,670	0.0000	0
				Horse Creek Metro	10,717,510	3.2000	342,960
				Horseshoe Ridge Metro #1	0	0.0000	0
				Horseshoe Ridge Metro #2	4,307,530	3.5000	150,764
				Horseshoe Ridge Metro #3	179,140	3.5000	6,270

Service Districts

DISTRICT	Regular Assd Value	Tax Rate	Revenue
Antelope Heights Metro	13,125,660	4.5553	597,913
Arapahoe Water & WW PID	11,180	1.6700	187
BMR Metropolitan Dist	2,140	0.0000	0
Canterberry Crossing	25,907,330	3.1645	819,837
Canterberry Crossing II	19,397,640	3.8500	746,809
Canyons Metro Dist #1	220	0.0000	0
Canyons Metro Dist #2	15,970	6.0000	958
Canyons Metro Dist #3	4,840	6.0000	290
Canyons Metro Dist #4	3,000	6.0000	180
Castle Oaks Metro District	11,371,710	5.0000	568,586
Castle Oaks Metro Dist #2	630	0.0000	0
Castle Oaks Metro Dist #3	25,120	0.0000	0
Castle Pines Comm #1	204,460	0.0000	0
Castle Pines Comm #2	3,559,590	0.0000	0
Castle Pines Comm #3	7,066,100	1.0000	70,661
Castle Pines Comm #4	6,043,880	0.0000	0
Castle Pines Comm #5	3,042,730	0.0000	0
Castle Pines Metro Dist	140,727,510	3.3834	4,761,375
Castle Pines North Metro	138,095,490	4.3000	5,938,106
Castle Rock DDA	46,144,590	0.3000	138,434
Castle Rock Fire	75,543,427	0.0817	61,719
Castleton Center W & S	7,298,020	0.0439	3,204
Castleview Metro	102,660	0.0000	0

2008 Douglas County Elected Officials

District 1 Commissioner	Jack Hilbert
District 2 Commissioner	Melanie Worley
District 3 Commissioner	Steve Boand
Assessor	Teri Cox
Clerk and Recorder	Jack Arrowsmith
Coroner	Wes Riber
Public Trustee	Dianne Bailey
Sheriff	David Weaver
Surveyor	Charles Ahlbrecht
Treasurer	Sharon Jones

Our goal is equalization of assessments so that the burden of taxes may be distributed as fairly and equally as the law allows. Courteous answers and helpful assistance will always be provided by the Assessor's office to all questions and requests. We encourage you to contact our office and become knowledgeable about your assessments, or visit our website at www.douglas.co.us/assessor for full searches.

2008 Assessment Abstract and Summary of Tax Levies

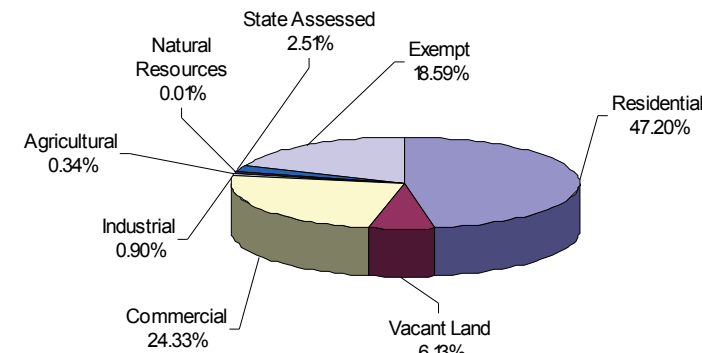
Teri Cox, Assessor

301 Wilcox Street
 Castle Rock, CO 80104
 Telephone: 303-660-7450
 Fax: 303-660-1429

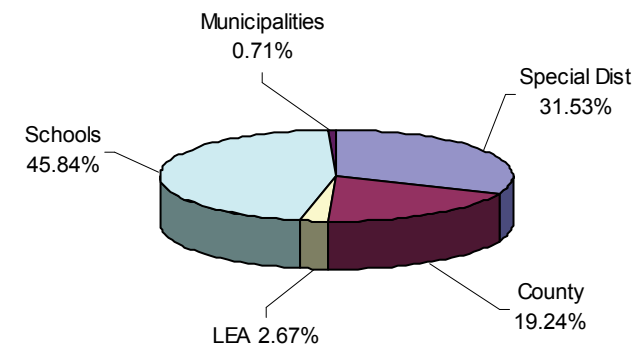
e-mail: assessors@douglas.co.us

www.douglas.co.us/assessor

Taxable Value Distribution



Tax Dollar Distribution



How Taxes are Determined

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.

Individual taxes are determined by mill levies (tax rates) set after annual public budget hearings held by school boards, county commissioners, city councils and special district directors. These taxing authorities determine what their budget needs are and then divide by the total assessed value of the district to arrive at a mill levy. For example, if the new budget is \$50,000 and the assessed value is \$5,000,000, the mill levy would be \$10 per thousand dollars of assessed value or 10 mills.

Individual property taxes are calculated by multiplying the assessed value by the total mill levy for that tax area. For example, if your property assessment is \$22,380 and your tax area has a levy of \$90 per thousand dollars of assessed value (90 mills), your tax bill would be \$2,014.20.

$$\text{ASSESSED VALUE} \times \text{MILL LEVY} = \text{TAXES}$$

The 2008 taxes are due January 1, 2009. Taxes may be paid to the Douglas County Treasurer in two equal payments: the first is due by the last working day in February and the second is due by June 15, 2009. If the tax is paid in full, it is due by April 30, 2009.

DISTRICT	Regular Assd Value	Tax Rate	Revenue
Hunting Hill Metro	911,380	4.5000	41,012
Inverness Metro Imp Dist	79,435,130	0.6600	524,272
Inverness Water & San	79,435,130	0.7800	619,594
Jackson-105 Fire Protection	45,366,187	0.7095	321,873
Jordan Crossing Metro	2,238,670	4.2826	95,873
Kings Point South #1	190,320	0.0000	0
Kings Point South #2	507,230	0.0000	0
Lanterns Metro Dist	82,540	4.5000	3,714
Larkspur Fire Protection	137,909,840	1.3207	1,821,375
Lincoln Creek Metro	2,152,890	6.0000	129,173
Lincoln Meadows Metro	11,036,280	5.0000	551,814
Lincoln Meadows Metro Debt Svc	26,320	0.0000	0
Lincoln Park Metro Dist	28,182,170	4.5000	1,268,198
Lincoln Station Metro	1,651,020	5.0000	82,551
Lincoln Station Metro Debt Svc	697,730	3.0000	20,932
Littleton Fire	34,022,890	0.7678	261,228
Maher Ranch Metro #4	27,162,590	4.5232	1,228,618
Maher Ranch Metro #5	42,920	0	0
McArthur Ranch Metro P & Rec	5,407,460	0.3053	16,509
Meadows Metro #1	42,913,080	3.5000	1,501,958
Meadows Metro #2	30,432,670	3.5000	1,065,143
Meadows Metro #3	7,399,500	3.5000	258,983
Meadows Metro #4	40	3.5000	1
Meadows Metro #4 Debt Svc	327,350	3.5000	11,457
Meadows Metro #5	6,805,790	3.5000	238,203
Meadows Metro #6	18,125,760	3.5000	634,402
Meadows Metro #7	20,973,650	3.5000	734,078
Meridian Metro	153,221,780	4.0835	6,256,811
Meridian Metro Debt Serv	8,258,360	3.2468	268,132
Meridian Village Metro Dist 1	8,120	5.5000	447
Meridian Village Metro Dist 2	4,288,900	5.5000	235,890
Meridian Village Metro Dist 3	8,120	0.0000	0
Meridian Village Metro Dist 4	8,150	0.0000	0
Mountain Community Fire	4,894,450	0.8582	42,004
Neu Towne Metro	4,371,030	3.8000	166,099
North DC Water & San Dist	61,730,250	0.9857	608,475
North Fork Fire	1,781,610	1.2000	21,379
North Meridian Metro Dist	132,010	3.8818	5,124
North Meridian Metro Debt Svc	144,960	3.2468	4,707
Olde Towne Metro	785,670	0.0000	0
Omnipark Metro	40,151,820	2.5000	1,003,796
Omnipark Metro Bond Svc	2,341,500	1.6000	37,464
Park Meadows Bus Imp Dist	250	0.0000	0
Park Meadows Metro	283,366,450	0.6712	1,901,956
Park Meadows Metro Bond Debt	0	0.0000	0
Parker Automotive Metro	10,441,880	5.0000	522,094
Parker Fire Prot Dist	1,273,704,006	1.4215	18,105,702
Parker Fire Prot Dist Debt Svc	6,035,210	0.0000	0
Parker Homestead Comm Metro	940	0.0000	0
Parker Homestead Res Metro	16,710	0.0000	0
Parker Prop Metro #1	19,238,210	2.3235	447,000
Parker Water & San	486,404,640	0.1839	894,498
Perry Park Metro	37,490,380	0.4733	177,442
Perry Park Water	72,370	0.0275	20
Perry Park Water & San	73,233,890	0.5889	431,274
Pine Bluffs Metro Dist	3,980,180	3.5000	139,306
Pinery Commercial Metro #1	16,560	0.0000	0
Pinery Commercial Metro #2	398,660	0.0000	0
Pinery West Metro #1	20	0.0000	0
Pinery West Metro #2	35,816,390	4.9652	1,778,355

DISTRICT	Regular Assd Value	Tax Rate	Revenue
Pinery West Metro #3	11,226,990	3.3430	375,318
Plum Creek Metro	21,363,240	2.3000	491,355
Rampart Range Metro #1	270	0.0000	0
Rampart Range Metro #2	73,247,820	4.6000	3,369,400
Rampart Range Metro #3	4,610	0.0000	0
Rampart Range Metro #4	10,670	0.0000	0
Rampart Range Metro #5	9,650	0.0000	0
Rampart Range Metro #6	7,380	0.0000	0
Rampart Range Metro #7	2,577,390	4.6000	118,560
Rampart Range Metro #8	10	0.0000	0
Rampart Range Metro #9	10	0.0000	0
Ravenna Metro Dist	17,115,240	6.3000	1,078,260
Reata North Metro Dist	12,674,360	3.5000	443,603
Reata South Metro Dist	20,390,300	5.0000	1,019,515
Regional Trans Dist	2,903,473,702	0.0000	0
Regency Metro	1,802,560	4.2826	77,196
RockingHorse Metro #1	8,700	0.0000	0
RockingHorse Metro #2	5,999,990	5.5000	329,999
Roxborough Water & San	101,289,450	1.4708	1,489,765
Roxborough Village Metro	59,096,420	5.7087	3,373,637
Sedalia Water & San	5,320,260	1.7789	94,642
Sierra Ridge Metro #1	0	0.0000	0
Sierra Ridge Metro #2	86,650	5.5000	4,766
Silver Heights Water & San	20,136,580	0.0000	0
Solitude Metro	1,011,020	5.0000	50,551
South Meridian Metro	8,264,410	4.0149	331,808
S Meridian Metro Debt Svc	11,995,100	3.3799	405,422
S Meridian Metro Debt Svc #2	5,761,080	0.0000	0
South Metro Fire Rescue	926,498,384	0.9452	8,757,263
South Park Metro	2,531,890	0.9750	24,686
South Santa Fe Metro #1	290	0.0000	0
South Santa Fe Metro #2	694,170	0.0000	0
South Suburban Park & Rec	452,536,960	0.6830	3,090,827
Southeast Public Improv Metro	562,633,480	0.1650	928,345
Southeast Public Imp Debt Svc	0	0.0000	0
Southgate Sanitation	509,597,090	0.0613	312,383
Southgate Water	510,418,230	0.0000	0
Southgate Water Bond Debt	2,126,110	0.0000	0
SW Metro Water & San	12,837,800	0.0000	0
Stone Canon Ranch Metro Dist	1,839,430	3.5883	66,004
Stonegate Village Metro	78,880,230	2.7402	2,161,476
Tallman Gulch Metro	1,065,980	2.5000	26,650
Thunderbird Water & San	6,518,460	1.1250	73,333
Upper Cherry Creek Metro	50,350	0.0000	0
Upper South Platte Water Cns	10,290,180	0.0127	1,307
Urban Drainage & Fld Ctrl	3,530,960,391	0.0528	1,864,347
Urban Drainage & Fld S Plt	3,530,960,391	0.0063	222,451
Ute Pass Regional Ambulance	4,638,830	0.4224	19,594
Villages @ CR Metro #4	1,604,850	0.4185	6,716
Villages @ CR Metro #6	5,299,250	7.0000	370,948
Villages @ CR Metro #7	20,960,440	1.4796	310,131
Villages @ CR Metro #9	13,150	0.0000	0
Vistas at Rock Canyon Metro	1,671,100	4.6000	76,871
West Douglas County Fire	49,958,869	0.6353	317,389
West Metro Fire	118,062,080	1.3737	1,621,819
Westcreek Lakes Water	1,931,180	1.0090	19,486
Westcreek Metro Dist #1	1,824,560	3.5000	63,860
Westcreek Metro Dist #2	5,480	1.5000	82
Westfield Metro #1	428,510	1.0000	4,285
Westfield Metro #2	221,300	1.0000	2,213