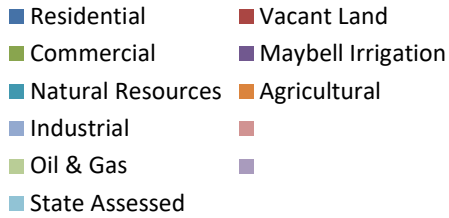
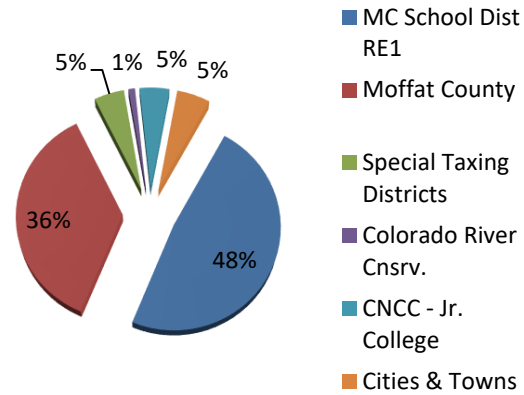


2021 SOURCE OF REVENUE



2021 DISTRIBUTION OF REVENUE



GENERAL INFORMATION This abstract is compiled and made available to you compliments of the Moffat County Assessor's Office. The responsibility of the Assessor is to discover, list, classify and value all property in Moffat County according to the provisions of the Colorado Revised Statutes. The goal of the Assessor is to make a fair assessment of each property in the county to ensure that the property tax burden is distributed on an equitable basis relative to the value of the property.

These values are then certified to all taxing districts by the Assessor. The levies are determined and certified by each taxing district to the Board of County Commissioners.

School tax is levied by the School Board. County tax is levied by the Board of County Commissioners. Town and City taxes are levied by the respective towns and cities. Fire Protection, Water and other districts are levied by the respective district's board of directors. These districts present their levies to the Board of County Commissioners, who certify them and deliver the certified levies to the Assessor. The levies are then extended to the properties and delivered to the Treasurer in the Tax Warrant. All property tax is collected locally and used to fund the services provided by each taxing entity.

THE ASSESSOR DOES NOT SET PROPERTY TAXES. THE TAXES ARE COMPUTED BASED UPON THE LEVIES SET BY THE TAXING DISTRICTS. If you have questions about tax rates please contact the specific taxing entities to communicate your concerns. The Assessor's office is available to help the taxpayer understand the property valuation and tax system. If you should have any questions regarding the value of your property or the valuation process, the Assessor's Office is here to assist and serve you.

ABSTRACT OF ASSESSMENTS AND LEVIES ~2021~

MOFFAT COUNTY COLORADO



Property Classification	2021 Assessed Valuation	Percent of Value
Residential	\$61,827,560	14.49%
Vacant Land	\$8,970,830	2.10%
Commercial	\$40,625,423	9.52%
Maybell Irrigation	\$49,570	0.01%
Natural Resources	\$47,097,463	11.04%
Agricultural	\$12,622,320	2.96%
Industrial	\$1,372,836	0.32%
Oil & Gas	\$26,500,163	6.21%
State Assessed	\$227,588,200	53.34%
TOTAL	\$426,654,365	100.00%

Entity	Revenue	Revenue Distribution
MC School Dist RE1	\$13,702,582	48%
Moffat County	\$10,293,082	36%
Special Taxing Districts	\$1,445,499	5%
Colorado River Cnsrv.	\$216,134	1%
CNCC - Jr. College	\$1,293,363	5%
Cities & Towns	\$1,458,291	5%
TOTAL	\$28,408,951	100%

2021-2022 Reappraisal Every odd-numbered year, the Moffat County Assessor's Office reappraises all property within the county. The 2021-2022 values are based on an analysis of market sales prior to June 30, 2020, which establishes the 2021 and 2022 property values for assessment purposes.

Next year, 2022, is an intervening year. Values for residential, commercial, industrial and vacant land will remain the same unless changes have been made to the property. Notices of Value will be mailed on or before May 1, 2021 only to those property owners where their value changed from 2021. 2021's final values are used in the calculation of property taxes payable in 2021 and 2022 respectively. **The mill levies and values contained within this report are used in conjunction to derive 2021 property taxes which are payable 2022.**

2021 ABSTRACT OF ASSESSMENT	
TOTAL ASSESSED PERSONAL PROPERTY	\$245,564,254
TOTAL ASSESSED REAL PROPERTY	\$181,090,111
Less Maybell Irrigation	49,570
2021 TOTAL TAXABLE ASSESSMENT:	\$426,604,795
2021 TOTAL REVENUE:	\$28,683,841

Tax Area	Total Levy
1	*60.295 (CountyWide)
2	63.792
3	60.295
4	63.792
5	60.295
6	63.792
7	65.612
8	82.788
9	82.788
10	60.504
11	64.295
12	69.619
13	91.704

*County 23.889 School 32.904
College 3.002 CRW .500 = 60.295

Tax Area Maps and Levy Table are available on our web-site.

CHUCK COBB
MOFFAT COUNTY ASSESSOR

221 WEST VICTORY WAY, STE. 240
CRAIG COLORADO, 81625
970-824-9102

ccobb@moffatcounty.net

<https://moffatcounty.colorado.gov>

2021 ABSTRACT OF ASSESSMENT

VACANT LAND	Assessed Value
Residential Lots	\$1,549,560
Commercial Lots	\$2,754,920
Industrial Lots	\$78,210
PUD Lots	\$33,870
Less than 1 acre	\$18,850
1 to 5 acres	\$374,750
5 to 10 acres	\$1,948,930
10 to 35 acres	\$1,075,570
35 to 100 acres	\$1,099,210
100 + acres	\$36,960
TOTAL VACANT LAND	\$8,970,830

RESIDENTIAL	Assessed Value
Single Family Residences	\$49,515,560
Farm/Ranch Residences	\$7,690,560
Duplexes & Triplexes	\$775,170
Multi-units (4-8 units)	\$517,300
Multi-units (9+ units)	\$1,233,130
Condominiums	\$91,820
Manufactured Housing	\$1,532,280
Farm/Ranch Manufactured Housing	\$21,060
Manufactured Housing Land/Park	\$325,080
Residential Property Not Integral to Agricultural Operations	\$125,600
Residential Personal Property	\$17,174
TOTAL RESIDENTIAL PROPERTY	\$61,844,734

COMMERCIAL	Assessed Value
Renewable Energy	\$0
Possessory Interest	\$166,319
Merchandising	\$12,339,210
Lodging	\$4,074,180
Offices	\$2,455,750
Recreation	\$444,300
Special Purpose	\$8,716,900
Warehouse/Storage	\$6,364,050
Multi-Use (3+ uses)	\$601,480
Part. Exempt Property	\$9,770
Commercial Personal Property	\$5,436,290
TOTAL COMMERCIAL PROPERTY	\$40,608,249

Check out the Assessor's **Property Record Search** feature on the website. You can map any Moffat County property, and it is easier than ever to find recent sales and property ownership information. Need help finding information? Give us a call: (970) 824-9102

INDUSTRIAL	Acres	Assessed Value
Industrial Real Property		\$980,640
Industrial Personal Property		\$392,196
TOTAL INDUSTRIAL PROPERTY		\$1,372,836

AGRICULTURAL	Acres	Assessed Value
All Other Ag Improvements		\$15,390
Possessory Interest		\$115,120
Sprinkler\ Irrigated	20,662	\$2,649,430
Dry Land Farm	74,544	\$1,927,210
Grazing Land	848,521	\$4,542,010
Other Agricultural Lands	128,306	\$312,850
Other Agricultural Property		\$3,060,310
TOTAL AGRICULTURAL PROPERTY		\$12,622,320

NATURAL RESOURCES	Acres	Assessed Value
Coal Land & Improvements		\$4,930,093
Earth or Stone Products		\$372,499
Non Production Patented	46	\$190
Coal Improvements		\$1,824,800
Severed Mineral Interests	578,648	\$2,229,094
Natural Resources Personal Property		\$37,740,787
TOTAL NATURAL RESOURCES PROPERTY		\$47,097,463

PRODUCING MINES	Assessed Value
Producing Mines Real Property	\$0
Producing Mines Personal Property	\$0
TOTAL PRODUCING MINES PROPERTY	\$0

OIL & GAS	Assessed Value
Oil & Gas Real Property	\$12,145,393
Oil & Gas Personal Property	\$14,354,770
TOTAL OIL & GAS PROPERTY	\$26,500,163

STATE ASSESSED (Public Utilities)	Assessed Value
State Assessed Real Property	\$39,965,163
State Assessed Personal Property	\$187,623,037
TOTAL STATE ASSESSED PROPERTY	\$227,588,200

TAX EXEMPT	Assessed Value
Tax Exempt Property Value	\$86,100,662
TOTAL TAX EXEMPT PROPERTY	\$86,100,662

<https://moffatcounty.colorado.gov/government/elected-officials/county-assessor>

2021 MILL LEVIES

DISTRICT	MILL LEVY	ASSESSED VALUE	REVENUE
COUNTY			
Moffat County ++	23.889	426,604,795	\$10,191,162
General Fund	19.362		\$8,259,922
Temporary Tax Credit	0.000		\$0
Public Welfare	1.120		\$477,797
Public Health	0.39		\$166,376
Abatements	0.017		\$7,252
Public Hospital Fund	3.00		\$1,279,814

CITIES AND TOWNS			
City of Craig ++	18.996	78,690,573	\$1,494,806
General Fund	16.996		\$1,337,425
Temporary Tax Credit	0.000		\$0
Capital Fund	2.000		\$157,381

Town of Dinosaur	22.085	1,234,003	\$27,253
General Fund	22.085		\$27,253

SCHOOL AND COLLEGE DISTRICTS			
Moffat Co RE1 ++	32.904	426,604,795	\$14,037,004
General Fund	21.516		\$9,178,829
Bond Redemption	6.262		\$2,671,399
Override Mill Levy	5.104		\$ 2,177,391
Abatements	0.022		\$9,385

CNCC ++	3.002	426,604,795	\$1,280,668
General Fund	3.000		\$1,279,814
Abatements	0.002		\$853

FIRE DISTRICTS			
Artesia Fire	9.324	3,601,057	\$33,577
General Fund	9.233		\$33,249
Abatement	0.0091		\$328

Craig Rural Fire ++	3.497	296,054,875	\$1,035,303
General Fund	1.997		\$591,222
Abatement	0		\$0
Capital	1.500		\$444,081

The symbol ++ on this page indicates the taxing entity is affected by the diversion of tax dollars associated with the City of Craig's Urban Renewal Authority. In 2021, the City set up an Urban Renewal Authority (URA) that uses Tax Increment Financing to finance improvements made to a "blighted area" within the municipality's jurisdiction. Tax Area 14 is URA1 and Tax Area 15 URA2. For 2021 the URA's increment assessed value stands at \$0.00, diverting \$0.00 of tax revenue from nine different tax authorities into the URA fund.

INFORMATION FOR THE TAXPAYER
2021 TAXES BECOME DUE JANUARY 1, 2022
FIRST HALF PAYMENT DUE BY - FEBRUARY 28, 2022
SECOND HALF PAYMENT DUE BY - JUNE 15, 2022
OR
FULL PAYMENT DUE BY APRIL 30, 2022

DISTRICT	MILL LEVY	ASSESSED VALUE	REVENUE
WATER DISTRICTS			
Yellow Jacket ++	0.209	30,800,658	\$6,437
General Fund	0.209		\$6,437
Abatements	0		\$0

Colo River Cnsrv.++	0.0005	426,604,795	\$213,302
General Fund	0.500		\$213,302
Temporary Credit	0.000		\$0
Abatements	0.0000		\$0

Maybell Irrigation	410	49,570	\$20,324
General Fund	0.410		\$20,234

Upper Yampa ++	1.820	184,192,038	\$335,230
General Fund	1.254		\$230,977
Capital Fund	0.566		\$104,253

Juniper Water Conv	0.000	45,430,692	\$0
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Great Northern ++	0.000	92,994,192	\$0
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High Savery	0.000	0	\$12,276
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Pot Hook Water Conv.	4.000	2,193,837	\$8,775
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2021 TOP TEN TAX PAYERS		
Name	Assessed Value	Tax Dollars
Tri State Generation	\$114,133,100	\$7,481,612
ColoWyo\Axial Basin	\$25,657,934	\$1,888,168
Pacific Corp	\$21,892,500	\$1,436,411
Public Service Co	\$21,516,600	\$1,405,775
Trapper Mining	\$16,280,403	\$1,038,559
Wexpro	\$15,725,614	\$948,353
Wyo Interstate CO LLP	\$15,230,400	\$918,409
Rockies Express Pipe	\$13,559,200	\$817,552
Salt River Project, LLC	\$9,681,100	\$625,012
Overland Pass Pipeline	\$8,307,900	\$500,972

Total Assessed Value of County - \$426,604,795
Top Ten = 61% of this Value

Total County Tax Dollars - All Entities \$28,683,867
Top Ten = 59% of all taxes paid

Distribution of Total County Value by Classes of Value

	2020	2021
State Assessed(Public Utilities)	54%	53%
Natural Resources and Oil & Gas	19%	17%
Residential & Vacant Land	15%	17%
Commercial & Industrial	9%	10%
Agricultural	3%	3%