



RMCLT's Guide to Property Tax Statements

Property tax statements, like the ones shown, are for your information only. **Do not pay your property taxes using the coupons or envelopes (not shown) that come with these statements.** Your lender will pay these property taxes using the money they have been collecting from you when you pay your mortgage every month.

Some families will receive two statements—one for the land and one for the house (improvements) as shown. Your lender will pay BOTH.

El Paso County, Colorado
 MARK LOWDERMAN, TREASURER
 DATE January 12, 2016
 PROPERTY TAX STATEMENT
 TAXES FOR 2015 DUE 2016

44134

DAVIS RANDI L

TYPE OF PROPERTY REAL PROPERTY 58453
 SCHEDULE (ACCOUNT) NUMBER
 PROPERTY LOCATION
 PROPERTY DESCRIPTION
IMPS ONLY

TAX DISTRICT	FBC	ACTUAL VALUE	\$ 93,932	ASSESSED VALUE	\$ 7,480
TAX RATE	TAX AUTHORITY		TAX AMOUNT		
0.007539	EL PASO COUNTY		56.39		
0.000165	EPC ROAD & BRIDGE SHARE		1.23		
0.004279	CITY OF COLORADO SPRINGS		32.01		
0.000165	EPC-COLORADO SPGS ROAD & BRIDGE SHARE		1.23		
0.034674	COLO SPGS SCHOOL NO 11 - GEN		259.37		
0.006129	COLO SPGS SCHOOL NO 11 - BOND		45.84		
0.003857	* PIKES PEAK LIBRARY		28.85		
0.000941	SOUTHEASTERN COLO WATER CONSERVANCY		7.04		
	*TEMPORARY TAX RATE REDUCTION/TAX CREDIT				
0.057749	TOTAL TAX RATE	TOTAL TAXES PAYABLE	\$ 431.96		

The amount of property taxes you pay every year is based on the value of your property for that year.

The "Actual Value" amount can change every other year. This amount is NOT your market value (what your home could sell for).

Watch your statements to ensure the "Actual Value" value doesn't change by more than + or - 10% from the previous year. A higher "Actual Value" means you could pay more property taxes.

El Paso County, Colorado
 MARK LOWDERMAN, TREASURER
 DATE January 12, 2016
 PROPERTY TAX STATEMENT
 TAXES FOR 2015 DUE 2016

44133

DAVIS RANDI L
 ROCKY MTN COMMUNITY LAND TRUST

TYPE OF PROPERTY REAL PROPERTY 58452
 SCHEDULE (ACCOUNT) NUMBER
 PROPERTY LOCATION
 PROPERTY DESCRIPTION
LAND ONLY

TAX DISTRICT	FBC	ACTUAL VALUE	\$ 23,000	ASSESSED VALUE	\$ 1,830
TAX RATE	TAX AUTHORITY		TAX AMOUNT		
0.007539	EL PASO COUNTY		13.80		
0.000165	EPC ROAD & BRIDGE SHARE		0.30		
0.004279	CITY OF COLORADO SPRINGS		7.83		
0.000165	EPC-COLORADO SPGS ROAD & BRIDGE SHARE		0.30		
0.034674	COLO SPGS SCHOOL NO 11 - GEN		63.45		
0.006129	COLO SPGS SCHOOL NO 11 - BOND		11.22		
0.003857	* PIKES PEAK LIBRARY		7.06		
0.000941	SOUTHEASTERN COLO WATER CONSERVANCY		1.72		
	*TEMPORARY TAX RATE REDUCTION/TAX CREDIT				
0.057749	TOTAL TAX RATE	TOTAL TAXES PAYABLE	\$ 105.68		

Add up the "Total Taxes Payable" amounts and check this against your mortgage escrow statement to ensure your lender is collecting enough money from you every month to pay for all of your property taxes plus your homeowner's insurance. Call your lender if you believe they are not collecting enough.

As always, feel free to contact Randi in the RMCLT office at (719) 447-9300 ext. 5 or Randi@rmclt.org if you have specific questions about your property tax statements.