

EL PASO COUNTY



Receipt for Fees Paid

Planning and Community Development Department

2880 International Circle, Suite 110, Colorado Springs, Colorado 80910
Office (719) 520-6300

Date 12/21/21

Receipt No. 523617

Customer: CHALLENGER COMMUNITIES, LLC
8605 EXPLORER DR STE 250
COLORADO SPRINGS, CO 80920

Processed by PR

Check No. 3503

Payment Method CHECK

Item	Description	Prefix	Type	Rate	Qty	Amount
K31	Mylar Pages (1st page)			13.00	1	13.00
K32	Mylar (each additional)			10.00	3	30.00
K02	Bridge Fees, Basin = Falcon			25,097.40	1	25,097.40
K10	School Fees, School District= 49			17,040.00	1	17,040.00
K09	Park Urban Community Area = 3			20,590.00	1	20,590.00
K07	Park Regional Area = 2			32,660.00	1	32,660.00
2	PROJECT NAME: BENT GRASS METRO DISTRICT					0.00
1	CUSTOMER NAME: CHALLENGER COMMUNITIES, LLC					0.00

Total	\$95,430.40
--------------	--------------------

EL PASO COUNTY



Receipt for Fees Paid

Planning and Community Development Department

2880 International Circle, Suite 110, Colorado Springs, Colorado 80910
Office (719) 520-6300

Date 12/22/21

Receipt No. 523619

Customer: CHALLENGER COMMUNITIES, LLC
8605 EXPLORER DR STE 250
COLORADO SPRINGS, CO 80920

Processed by PR

Check No.

Payment Method CC

Item	Description	Prefix	Type	Rate	Qty	Amount
K27	Offsite Easements (1st page)			13.00	1	13.00
K28	Offsite Easements (each additional)			5.00	50	250.00
K43	SIA Subdivision Improvement Agreement (1st page)			13.00	1	13.00
K44	SIA Subdivision Improvement Agreement (each additional page)			5.00	7	35.00
K29	Miscellaneous Documents (1st page) Escrow			13.00	1	13.00
K30	Miscellaneous Documents (each additional) Escrow			5.00	2	10.00
K27	Onsite Easements (1st page)			13.00	1	13.00
K28	Onsite Easements (each additional)			5.00	6	30.00
K23	Detention Pond Maintenance Agreement (1st page)			13.00	1	13.00
K24	Detention Pond Maintenance Agreement (each additional)			5.00	7	35.00
2	PROJECT NAME: FALCON MEADOWS AT BENT GRASS FIL NO 1 SF2120					0.00
1	CUSTOMER NAME: CHALLENGER COMMUNITIES, LLC					0.00

Total

\$425.00

**CERTIFICATE AD VALOREM PROPERTY TAXES
COUNTY OF EL PASO, STATE OF COLORADO**

I, the undersigned, County Treasurer, certify that there are no unpaid property taxes or other assessments collectable by my office on the following described property, except as disclosed this date. This does not include assessments not of record this date.

Schedule (Account) No: 53010-00-023

2020 TAXES PAYABLE 2021

Owner Per Tax Record: CHALLENGER COMMUNITIES LLC

Property Type: Real Estate
Property Location: BENT GRASS MEADOWS DR
Property Description: TR IN SEC 1-13-65 DESC AS FOLS; BEG AT NE COR LATIGO BUSINESS CENTER FIL NO 1, TH S89<42'50"E 1010.80FT, N00<17'10"E 119.39FT, TH ALG ARC OF CUR TO THE L
 >> SEE NEXT PAGE for SUPP. INFORMATION <<

Alerts:

<u>Assessed Value</u>		
Land	\$	97730
Improvement	\$	0
TOTAL	\$	97730

<u>Tax District:</u> SKF	<u>Tax Rate</u>	<u>Tax Amount</u>
EL PASO COUNTY	0.007755	757.90
EPC ROAD & BRIDGE (UNSHARED)	0.000330	32.25
EL PASO COUNTY SCHOOL NO 49 - GEN	0.043021	4204.44
PIKES PEAK LIBRARY	0.003855	376.75
FALCON FIRE PROTECTION	0.014886	1454.81
UPPER BLK SQUIRREL CRK GROUND WATER	0.001056	103.20
WOODMEN ROAD METROPOLITAN	0.011657	1139.24
BENT GRASS METROPOLITAN	0.038641	3776.38
El Paso County TABOR Refund	0.000000	-38.41
TOTAL	0.121201	11806.56

Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the Clerk to the Board, or the County Assessor.

Balance due on 2020 taxes: 0.00

Amount due valid through DECEMBER 30th, 2021 : \$ _____ 0.00

IN WITNESS WHEREOF, I hereonto set my hand and seal this 22nd day of DECEMBER A.D. 2021

Issued to: epcltrsmuller Treasurer

Mark Lowderman
Treasurer, El Paso County

Challenger Homes
 Fee for issuing this certificate \$10.00 20211222 38229

By: 

**CERTIFICATE AD VALOREM PROPERTY TAXES
COUNTY OF EL PASO, STATE OF COLORADO**

I, the undersigned, County Treasurer, certify that there are no unpaid property taxes or other assessments collectable by my office on the following described property, except as disclosed this date. This does not include assessments not of record this date.

Schedule (Account) No: 53012-04-005

2020 TAXES PAYABLE 2021

Owner Per Tax Record: CHALLENGER COMMUNITIES LLC

Property Type: Real Estate

Property Location: BENT GRASS MEADOWS DR

Property Description: TR J BENT GRASS RESIDENTIAL FIL NO 2

Alerts:

<u>Assessed Value</u>		
Land	\$	580
Improvement	\$	0
TOTAL	\$	580

<u>Tax District: SKF</u>	<u>Tax Rate</u>	<u>Tax Amount</u>
EL PASO COUNTY	0.007755	4.50
EPC ROAD & BRIDGE (UNSHARED)	0.000330	0.19
EL PASO COUNTY SCHOOL NO 49 - GEN	0.043021	24.95
PIKES PEAK LIBRARY	0.003855	2.24
FALCON FIRE PROTECTION	0.014886	8.63
UPPER BLK SQUIRREL CRK GROUND WATER	0.001056	0.61
WOODMEN ROAD METROPOLITAN	0.011657	6.76
BENT GRASS METROPOLITAN	0.038641	22.41
El Paso County TABOR Refund	0.000000	-0.23
TOTAL	0.121201	70.06

Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the Clerk to the Board, or the County Assessor.

Balance due on 2020 taxes: 0.00

Amount due valid through DECEMBER 30th, 2021 : \$ 0.00

IN WITNESS WHEREOF, I hereonto set my hand and seal this 22nd day of DECEMBER A.D. 2021

Issued to: epc\trsmuller Treasurer
Challenger Homes

Mark Lowderman
Treasurer, El Paso County

Fee for issuing this certificate \$10.00 20211222 38284

By: 

**CERTIFICATE AD VALOREM PROPERTY TAXES
COUNTY OF EL PASO, STATE OF COLORADO**

I, the undersigned, County Treasurer, certify that there are no unpaid property taxes or other assessments collectable by my office on the following described property, except as disclosed this date. This does not include assessments not of record this date.

Schedule (Account) No: 53012-04-006

2020 TAXES PAYABLE 2021

Owner Per Tax Record: CHALLENGER COMMUNITIES LLC
 Property Type: Real Estate
 Property Location: 8031 BENT GRASS MEADOWS DR
 Property Description: TR K BENT GRASS RESIDENTIAL FIL NO 2

Alerts:

<u>Assessed Value</u>		
Land	\$	290
Improvement	\$	0
TOTAL	\$	290

<u>Tax District: SKF</u>	<u>Tax Rate</u>	<u>Tax Amount</u>
EL PASO COUNTY	0.007755	2.25
EPC ROAD & BRIDGE (UNSHARED)	0.000330	0.10
EL PASO COUNTY SCHOOL NO 49 - GEN	0.043021	12.48
PIKES PEAK LIBRARY	0.003855	1.12
FALCON FIRE PROTECTION	0.014886	4.32
UPPER BLK SQUIRREL CRK GROUND WATER	0.001056	0.31
WOODMEN ROAD METROPOLITAN	0.011657	3.38
BENT GRASS METROPOLITAN	0.038641	11.21
El Paso County TABOR Refund	0.000000	-0.11
TOTAL	0.121201	35.06

Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the Clerk to the Board, or the County Assessor.

Balance due on 2020 taxes: 0.00

Amount due valid through DECEMBER 30th, 2021 : \$ 0.00

IN WITNESS WHEREOF, I hereunto set my hand and seal this 22nd day of DECEMBER A.D. 2021

Issued to: epc\trsmuller Treasurer
 Challenger Homes

Mark Lowderman
 Treasurer, El Paso County

Fee for issuing this certificate \$10.00 20211222 38327

By: 

**CERTIFICATE AD VALOREM PROPERTY TAXES
COUNTY OF EL PASO, STATE OF COLORADO**

I, the undersigned, County Treasurer, certify that there are no unpaid property taxes or other assessments collectable by my office on the following described property, except as disclosed this date. This does not include assessments not of record this date.

Schedule (Account) No: 53012-04-007

2020 TAXES PAYABLE 2021

Owner Per Tax Record: CHALLENGER COMMUNITIES LLC

Property Type: Real Estate

Property Location: BENT GRASS MEADOWS DR

Property Description: TR L BENT GRASS RESIDENTIAL FIL NO 2

Alerts:

<u>Assessed Value</u>		
Land	\$	30
Improvement	\$	0
TOTAL	\$	30

<u>Tax District: SKF</u>	<u>Tax Rate</u>	<u>Tax Amount</u>
EL PASO COUNTY	0.007755	0.23
EPC ROAD & BRIDGE (UNSHARED)	0.000330	0.01
EL PASO COUNTY SCHOOL NO 49 - GEN	0.043021	1.29
PIKES PEAK LIBRARY	0.003855	0.12
FALCON FIRE PROTECTION	0.014886	0.45
UPPER BLK SQUIRREL CRK GROUND WATER	0.001056	0.03
WOODMEN ROAD METROPOLITAN	0.011657	0.35
BENT GRASS METROPOLITAN	0.038641	1.16
El Paso County TABOR Refund	0.000000	-0.01
TOTAL	0.121201	3.63

Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the Clerk to the Board, or the County Assessor.

Balance due on 2020 taxes: 0.00

Amount due valid through DECEMBER 30th, 2021 : \$ _____ 0.00

IN WITNESS WHEREOF, I hereunto set my hand and seal this 22nd day of DECEMBER A.D. 2021

Issued to: epctrsmuller Treasurer
Challenger Homes

Mark Lowderman
Treasurer, El Paso County

Fee for issuing this certificate \$10.00 20211222 38386

By: 

**CERTIFICATE AD VALOREM PROPERTY TAXES
COUNTY OF EL PASO, STATE OF COLORADO**

I, the undersigned, County Treasurer, certify that there are no unpaid property taxes or other assessments collectable by my office on the following described property, except as disclosed this date. This does not include assessments not of record this date.

Schedule (Account) No: 53013-01-028

2020 TAXES PAYABLE 2021

Owner Per Tax Record: CHALLENGER COMMUNITIES LLC
 Property Type: Real Estate
 Property Location: BERWYN LOOP
 Property Description: TR M BENT GRASS RESIDENTIAL FIL NO 2

Alerts:

<u>Assessed Value</u>		
Land	\$	150
Improvement	\$	0
TOTAL	\$	150

<u>Tax District: SKF</u>	<u>Tax Rate</u>	<u>Tax Amount</u>
EL PASO COUNTY	0.007755	1.16
EPC ROAD & BRIDGE (UNSHARED)	0.000330	0.05
EL PASO COUNTY SCHOOL NO 49 - GEN	0.043021	6.45
PIKES PEAK LIBRARY	0.003855	0.58
FALCON FIRE PROTECTION	0.014886	2.23
UPPER BLK SQUIRREL CRK GROUND WATER	0.001056	0.16
WOODMEN ROAD METROPOLITAN	0.011657	1.75
BENT GRASS METROPOLITAN	0.038641	5.80
El Paso County TABOR Refund	0.000000	-0.06
TOTAL	0.121201	18.12

Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the Clerk to the Board, or the County Assessor.

Balance due on 2020 taxes: 0.00

Amount due valid through **DECEMBER 30th, 2021 :** \$ 0.00

IN WITNESS WHEREOF, I hereonto set my hand and seal this 22nd day of DECEMBER A.D. 2021

Issued to: epcltrsmuller Treasurer
 Challenger Homes

Mark Lowderman
 Treasurer, El Paso County

Fee for issuing this certificate \$10.00 20211222 38432

By: 

**CERTIFICATE AD VALOREM PROPERTY TAXES
COUNTY OF EL PASO, STATE OF COLORADO**

I, the undersigned, County Treasurer, certify that there are no unpaid property taxes or other assessments collectable by my office on the following described property, except as disclosed this date. This does not include assessments not of record this date.

Schedule (Account) No: 53010-00-019

2020 TAXES PAYABLE 2021

Owner Per Tax Record: CHALLENGER COMMUNITIES LLC

Property Type: Real Estate
Property Location: BENT GRASS MEADOWS DR
Property Description: TR IN W2 SEC 1-13-65 DESC AS FOLS: COM AT SW COR OF SD SEC 1, TH N 00<16'02" E 2429.74 FT FOR POB, TH CONT N00<16"02"E 205.35FT, N 00<15'34"E 1316.12FT, >> SEE NEXT PAGE for SUPP. INFORMATION <<

Alerts:

<u>Assessed Value</u>		
Land	\$	238530
Improvement	\$	0
TOTAL	\$	238530

<u>Tax District:</u> SKF	<u>Tax Rate</u>	<u>Tax Amount</u>
EL PASO COUNTY	0.007755	1849.80
EPC ROAD & BRIDGE (UNSHARED)	0.000330	78.71
EL PASO COUNTY SCHOOL NO 49 - GEN	0.043021	10261.80
PIKES PEAK LIBRARY	0.003855	919.53
FALCON FIRE PROTECTION	0.014886	3550.76
UPPER BLK SQUIRREL CRK GROUND WATER	0.001056	251.89
WOODMEN ROAD METROPOLITAN	0.011657	2780.54
BENT GRASS METROPOLITAN	0.038641	9217.04
El Paso County TABOR Refund	0.000000	-93.74
TOTAL	0.121201	28816.33

Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the Clerk to the Board, or the County Assessor.

Balance due on 2020 taxes: 0.00

Amount due valid through DECEMBER 30th, 2021 : \$ 0.00

IN WITNESS WHEREOF, I hereonto set my hand and seal this 22nd day of DECEMBER A.D. 2021

Issued to: epcltrsmuller Treasurer

Mark Lowderman
Treasurer, El Paso County

Challenger Homes
 Fee for issuing this certificate \$10.00 20211222 38467

By: 