



El Paso County Colorado
CHARLES BROERMAN, TREASURER
PROPERTY TAX STATEMENT
 DATE: February 28, 2024
2023 TAXES PAYABLE 2024

TYPE OF PROPERTY Real
SCHEDULE (ACCOUNT) NUMBER R5500000463
PROPERTY LOCATION 0 09-15-65
PROPERTY DESCRIPTION A TR OF LAND BEING IN THE E2 OF SEC 9-15-65 DESC AS FOLS: COM AT THE S4 COR OF SD SEC, TH N00-19-23W 1540.02 FT TO POB;
 DESCRIPTION INCOMPLETE

R5500000463
 CHALLENGER COMMUNITIES LLC
 8605 EXPLORER DR STE 250
 COLORADO SPRINGS, CO 80920

NOTE: Tax bills are mailed to the property owner. If you have a mortgage, check with them before paying your taxes.

TAX DISTRICT: DGA	ACTUAL VALUE: \$452,533	ASSESSED VALUE: \$126,260
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SEE ATTACHMENT FOR FULL LIST OF DISCLOSURES

SPECIAL MESSAGES:
 ADJUSTED TAX STATEMENT

202304290000R550000046300015113196000000000

YOUR SCHOOL DISTRICT GENERAL FUND TAX RATE IS 0.036085. ABSENT STATE AID, IT WOULD HAVE BEEN 0.101909.

PAYMENT COUPON 2 **EL PASO COUNTY, COLORADO**
 2nd HALF - DUE June 17, 2024
NO SECOND HALF STATEMENT WILL BE MAILED
SCHEDULE NUMBER: R5500000463
OWNER'S NAME: CHALLENGER COMMUNITIES LLC
SECOND HALF AMOUNT DUE BY: June 17, 2024 \$15,113.19

2024

TO PAY ON-LINE OR VIEW YOUR ACCOUNT:
<https://treasurer.elpasoco.com/>

Do you have a mortgage? Check with them before paying your taxes. Include a stamped, self-addressed envelope for a printed receipt.

MAKE CHECKS PAYABLE TO:
 EL PASO COUNTY TREASURER

MAIL PAYMENTS TO:
 EL PASO COUNTY TREASURER
 P.O. BOX 2018
 COLO. SPGS, CO 80901-2018

202304100000R5500000463000151132050003022639

TELEPHONE: (719)520-7900
EMAIL: trsweb@elpasoco.com

PAYMENT COUPON 1 **EL PASO COUNTY, COLORADO**
 1st HALF - DUE February 29, 2024 **OR**
 FULL TAX - DUE April 30, 2024

2024

OFFICE LOCATION:
 1675 W. Garden of the Gods Road, Suite 2100
 Colorado Springs, CO 80907

SCHEDULE NUMBER: R5500000463
OWNER'S NAME: CHALLENGER COMMUNITIES LLC
FIRST HALF AMOUNT DUE BY: February 29, 2024 \$15,113.20
FULL AMOUNT DUE BY: April 30, 2024 \$30,226.39

ADDRESS CHANGE INFORMATION - SEE REVERSE SIDE

Do you have a mortgage? Check with them before paying your taxes. Include a stamped, self-addressed envelope for a printed receipt.

R5500000463

TAX RATE	TAX AUTHORITY	TAX AMOUNT
0.006862	*EL PASO COUNTY GENERAL	866.39
0.000165	EPC ROAD & BRIDGE SHARE	20.83
0.003579	*CITY OF COLORADO SPRINGS	451.89
0.000165	EPC-COLORADO SPGS ROAD & BRIDGE SHARE	20.83
0.011135	WIDEFIELD NO 3 - GENERAL	1,405.91
0.024950	*WIDEFIELD NO 3 - GENERAL	3,150.19
0.004700	WIDEFIELD NO 3 - BOND	593.42
0.004339	WIDEFIELD SD 3 - COMMUNITY CTR	547.84
0.001973	WIDEFIELD SD 3 - SECURITY LIBRARY	249.11
0.000888	*SOUTHEASTERN COLO WATER CONSERVANCY	112.12
0.025000	*COLORADO CENTRE METROPOLITAN	3,156.50
0.100000	*COLO CENTRE METRO DEV OWNED PROP	12,626.00
0.055642	*BRADLEY HEIGHTS METRO #2	7,025.36
	*TEMPORARY TAX RATE REDUCTION / TAX CREDIT	
0.239398	TOTAL TAX RATE	30,226.39
	TOTAL TAXES PAYABLE \$	