



Certificate of Taxes Due

EL PASO COUNTY TREASURER
EL PASO COUNTY, CO

Account #: R6124004004
 Parcel #: 6124004004
 Owner: HODGEN SETTLERS RANCH LLC
 PO BOX 1488
 MONUMENT, CO 80132-1488

Cert #: 42868
 Requestor:
 Requestor #:
 Email:

Amount due is valid at issuance date only.

Property Address: 0 SETTLERS RANCH RD, COLORADO SPRINGS, 80908

Comments:

Legal Description: TR C SETTLERS RANCH SUB FIL NO 2C

ORIGINAL TAX BILLING FOR 2023	TAX DISTRICT	PFL	Values	Actual	Assessed
Authority		Levy	Tax		
EL PASO COUNTY		0.006862	\$1.17	\$597.00	\$170.00
EPC ROAD & BRIDGE (UNSHARED)		0.00033	\$0.06		
LEWIS-PALMER SCHOOL DISTRICT #38		0.0375	\$6.37		
PIKES PEAK LIBRARY DISTRICT		0.003061	\$0.52		
TRI-LAKES MONUMENT FIRE PROTECTION DISTRICT		0.0184	\$3.13		
TAXES FOR 2023				\$597.00	\$170.00
		0.066153	\$11.25		

* Credit Levy

TAX YEAR	CHARGE	BASE AMOUNT	INTEREST	FEES	TOTAL DUE
2023	Tax Bill	\$11.25	\$0.11	\$0.00	\$11.36
TOTAL DUE		\$11.25	\$0.11	\$0.00	\$11.36

EXEMPTION (APPLIED) \$0.00

PAID \$11.36

TOTAL LIABILITY valid through December 18, 2024: \$0.00

All Tax Lien Sale amounts are subject to change due to endorsement of current taxes by the lienholder. Tax Lien Sale redemption amounts must be paid by cash or certified funds. This certificate does not include land or improvements assessed under a separate account number, personal property taxes, oil, gas and mineral rights, transfer tax or misc. tax collected on behalf of other entities, special or local improvement district assessments or mobile homes, unless specifically mentioned. Information regarding special taxing districts and the boundaries of such districts may be on file or deposit with the Board of County Commissioners, the County Clerk and Recorder or the County Assessor.

I, the undersigned, do hereby certify that the entire amount of taxes due upon the above described parcels of real property and all outstanding sales for unpaid taxes as shown by the records in my office from which the same may still be redeemed with the amount required for redemption are as noted herein. This does not include assessments not on record as of this date. In witness whereof, I have hereunto set my hand and seal this 12/18/2024.

Charles Broerman, Treasurer

BY: Charles W Broerman





Certificate of Taxes Due

EL PASO COUNTY TREASURER

EL PASO COUNTY, CO

Account #: R6123004048
Parcel #: 6123004048
Owner: HODGEN SETTLERS RANCH LLC
PO BOX 1488
MONUMENT, CO 80132-1488

Cert #: 42869
Requestor:
Requestor #:
Email:

Amount due is valid at issuance date only.

Property Address: 0 SETTLERS RANCH RD, COLORADO SPRINGS, 80908

Comments:

Legal Description: TR B SETTLERS RANCH SUB FIL NO 2C

ORIGINAL TAX BILLING FOR 2023	TAX DISTRICT	PFL	Values	Actual	Assessed
Authority		Levy	Tax		
EL PASO COUNTY		0.006862	\$418.86		
EPC ROAD & BRIDGE (UNSHARED)		0.00033	\$20.14		
LEWIS-PALMER SCHOOL DISTRICT #38		0.0375	\$2,289.00		
PIKES PEAK LIBRARY DISTRICT		0.003061	\$186.84		
TRI-LAKES MONUMENT FIRE PROTECTION DISTRICT		0.0184	\$1,123.14		
TAXES FOR 2023		0.066153	\$4,037.98		
				Vacant Land	\$218,797.00
				TOTAL	\$218,797.00
					\$61,040.00

* Credit Levy

TAX YEAR	CHARGE	BASE AMOUNT	INTEREST	FEES	TOTAL DUE
2023	Tax Bill	\$4,037.98	\$40.38	\$0.00	\$4,078.36
TOTAL DUE		\$4,037.98	\$40.38	\$0.00	\$4,078.36

EXEMPTION (APPLIED) \$0.00

PAID \$4,078.36

TOTAL LIABILITY valid through December 18, 2024: \$0.00

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Charles Broerman, Treasurer

BY: Charles W Broerman





Certificate of Taxes Due

EL PASO COUNTY TREASURER

EL PASO COUNTY, CO

Account #: R6124005001
Parcel #: 6124005001
Owner: HODGEN SETTLERS RANCH LLC
PO BOX 1488
MONUMENT, CO 80132-1488

Cert #: 42870
Requestor:
Requestor #:
Email:

Amount due is valid at issuance date only.

Property Address: 0 SETTLERS RANCH RD, COLORADO SPRINGS, 80908

Comments:

Legal Description: TR A-3 SETTLERS RANCH SUB FIL NO 2C

ORIGINAL TAX BILLING FOR 2023	TAX DISTRICT	PFL	Values	Actual	Assessed
Authority		Levy	Tax		
EL PASO COUNTY		0.006862	\$586.90		
EPC ROAD & BRIDGE (UNSHARED)		0.00033	\$28.22		
LEWIS-PALMER SCHOOL DISTRICT #38		0.0375	\$3,207.39		
PIKES PEAK LIBRARY DISTRICT		0.003061	\$261.81		
TRI-LAKES MONUMENT FIRE PROTECTION DISTRICT		0.0184	\$1,573.75		
TAXES FOR 2023		0.066153	\$5,658.07		
				Vacant Land	\$306,569.00
				TOTAL	\$85,530.00

* Credit Levy

TAX YEAR	CHARGE	BASE AMOUNT	INTEREST	FEES	TOTAL DUE
2023	Tax Bill	\$5,658.07	\$56.58	\$0.00	\$5,714.65
TOTAL DUE		\$5,658.07	\$56.58	\$0.00	\$5,714.65

EXEMPTION (APPLIED) \$0.00

PAID \$5,714.65

TOTAL LIABILITY valid through December 18, 2024: \$0.00

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Charles Broerman, Treasurer

BY: Charles W Broerman





Certificate of Taxes Due

EL PASO COUNTY TREASURER

EL PASO COUNTY, CO

Account #: R6124004003
Parcel #: 6124004003
Owner: HODGEN SETTLERS RANCH LLC
PO BOX 1488
MONUMENT, CO 80132-1488

Cert #: 42871
Requestor:
Requestor #:
Email:

Amount due is valid at issuance date only.

Property Address: 0 SETTLERS RANCH RD, COLORADO SPRINGS, 80908

Comments:

Legal Description: TR A-2 SETTLERS RANCH SUB FIL NO 2C

ORIGINAL TAX BILLING FOR 2023	TAX DISTRICT	PFL	Values	Actual	Assessed
Authority		Levy	Tax		
EL PASO COUNTY		0.006862	\$290.13		
EPC ROAD & BRIDGE (UNSHARED)		0.00033	\$13.95		
LEWIS-PALMER SCHOOL DISTRICT #38		0.0375	\$1,585.50		
PIKES PEAK LIBRARY DISTRICT		0.003061	\$129.42		
TRI-LAKES MONUMENT FIRE PROTECTION DISTRICT		0.0184	\$777.95		
TAXES FOR 2023					
		0.066153	\$2,796.95		
			Values	Actual	Assessed
			Vacant Land	\$151,535.00	\$42,280.00
			TOTAL	\$151,535.00	\$42,280.00

* Credit Levy

TAX YEAR	CHARGE	BASE AMOUNT	INTEREST	FEES	TOTAL DUE
2023	Tax Bill	\$2,796.95	\$27.97	\$0.00	\$2,824.92
TOTAL DUE		\$2,796.95	\$27.97	\$0.00	\$2,824.92

EXEMPTION (APPLIED) \$0.00

PAID \$2,824.92

TOTAL LIABILITY valid through December 18, 2024: \$0.00

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Charles Broerman, Treasurer

BY: Charles W Broerman





Certificate of Taxes Due

EL PASO COUNTY TREASURER

EL PASO COUNTY, CO

Account #: R6123007024
Parcel #: 6123007024
Owner: HODGEN SETTLERS RANCH LLC
PO BOX 1488
MONUMENT, CO 80132-1488

Cert #: 42872
Requestor:
Requestor #:
Email:

Amount due is valid at issuance date only.

Property Address: 0 SETTLERS RANCH RD, COLORADO SPRINGS, 80908

Comments:

Legal Description: TR A-1 SETTLERS RANCH SUB FIL NO 2C

ORIGINAL TAX BILLING FOR 2023	TAX DISTRICT	PFL	Values	Actual	Assessed
Authority		Levy	Tax		
EL PASO COUNTY		0.006862	\$60.66		
EPC ROAD & BRIDGE (UNSHARED)		0.00033	\$2.92		
LEWIS-PALMER SCHOOL DISTRICT #38		0.0375	\$331.49		
PIKES PEAK LIBRARY DISTRICT		0.003061	\$27.06		
TRI-LAKES MONUMENT FIRE PROTECTION DISTRICT		0.0184	\$162.66		
TAXES FOR 2023		0.066153	\$584.79		
				Vacant Land	\$8,840.00
				TOTAL	\$31,687.00

* Credit Levy

TAX YEAR	CHARGE	BASE AMOUNT	INTEREST	FEES	TOTAL DUE
2023	Tax Bill	\$584.79	\$5.85	\$0.00	\$590.64
TOTAL DUE		\$584.79	\$5.85	\$0.00	\$590.64

EXEMPTION (APPLIED) \$0.00

PAID \$590.64

TOTAL LIABILITY valid through December 18, 2024: \$0.00

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Charles Broerman, Treasurer

BY: Charles W Broerman

