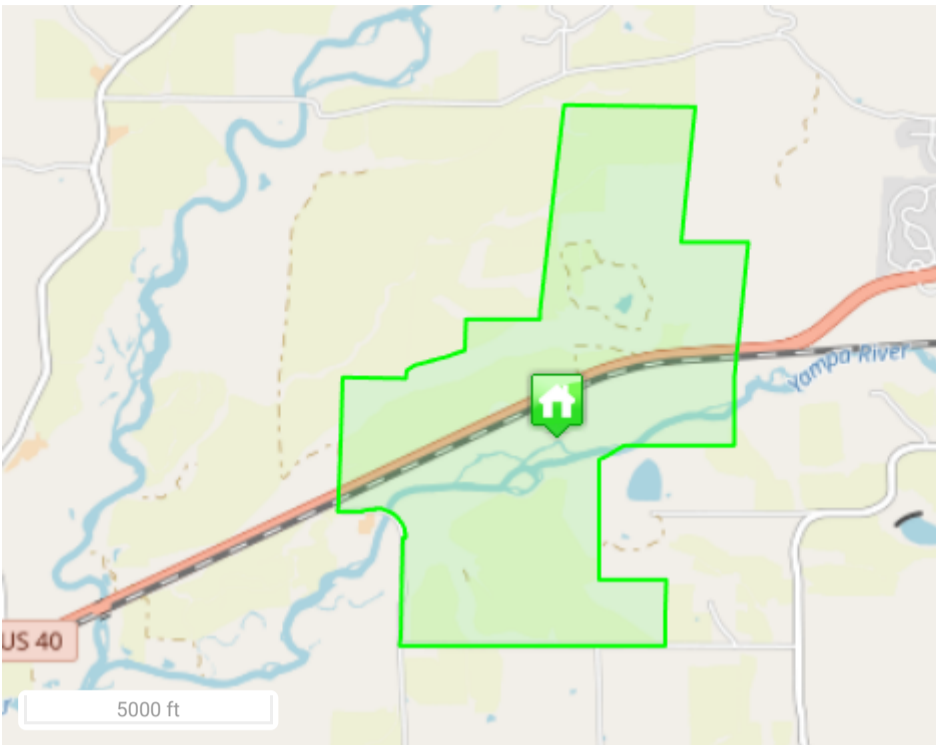


R6208491

25740 COUNTY ROAD 33

**Owner:**  
HOGUE RANCH LIMITED PARTNERSHIP, LLLP  
PO BOX 774191 STEAMBOAT SPRINGS, CO  
80477-4191

Actual Value  
**\$824,270**



KEY INFORMATION

Account #	R6208491	Parcel #	937042001
Tax Area	20 - *RE2* MID-ROUTT_~10 Mile Radius Outside SS City Limits		
Neighborhood	SN 30 EAST (T6N R85W)		
Subdivision	-		
Legal Desc	LANDS IN 6-85: LOTS 3 & 4, S2NW4, SW4, W2SE4 SEC 4 PT OF S2SE4 SEC 5 NE4, E2NW4, SE4, NE4SW4 LYING N & E OF COUNTY ROAD SEC 8 S2SW4, NW4SW4, SW4NW4, N2NW4, NW4NE4, SE4NW4 LYING N & W OF S BANK OF YAMPA RIVER SEC 9 (LESS 24AC HWY40 ROW & 28AC RR ROW)(2 PERMITTED GRAVEL PITS TOTAL 150.2AC ) TOTAL 1,104ACS		
Property Use	RESIDENTIAL SF W/AG		
Total Acres	1069.0		
Owner	HOGUE RANCH LIMITED PARTNERSHIP, LLLP		
Situs Addresses	25740 COUNTY ROAD 33A		
Total Area SqFt	6,187		
Business Name	HOGUE BLUE RIVER & BETTGER PITS		

ASSESSMENT DETAILS

	Actual	Assessed
Land Value	\$150,010	\$39,830
Improvement Value	\$674,260	\$54,740
Total Value	\$824,270	\$94,570
Exempt Value	-	\$0
Adjusted Taxable Total	-	\$94,570

PUBLIC REMARKS

PUBLIC REMARK	PUBLIC REMARK DATE
3/16/2020: CORRECTED ACREAGE PER GIS. SH	3/16/2020
2018 SENIOR EXEMPTION APPROVED: GWD REC#521290 12/27/1999	6/6/2018
TWO GRAVEL PITS ON PROPERTY:HOGUE PIT - SPECIAL USE PERMIT PP2012-044 FOR GRAVEL, PERMITTED ACRES 62.7, ALLOWABLE DISTURBANCE 25AC, START DATE 03/26/2013, EXPIRATION DATE 03/26/2023. ASSRBETTGER PIT - SPECIAL USE PERMIT PP2012-043 FOR GRAVEL, PERMITT	3/16/2020
11/07/05 4.74AC TO R3207317 / 937054001 AS PER DEED #619340. --BR	11/7/2005
11/07/05 14.35AC FROM R3207317 / 937054001 AS PER DEED #619339. --BR (1.07AC BIA)	11/7/2005

LAND DETAILS

LAND OCCURRENCE 1 - COMM LAND

Property Code	2130 - SPEC PURPOSE LAND	Economic Area	10 MILE
Super Neighborhood	-	Neighborhood	WEST ROUTT
Land Code	GUEST RANCH AVG	Land Use	PRIME SITE
Zoning	AF	Site Access	YEAR-ROUND
Road	DIRT	Site View	AVERAGE
Topography	HILLY	Slope	MODERATE
Wetness	NOT AFFECTED	Water	NONE
Utilities	ELECTRIC	Sewer	NONE
Acres	2.00	Description	-

LAND OCCURRENCE 2 - AG LAND

LAND OCCURRENCE 3 - AG LAND

LAND OCCURRENCE 4 - AG LAND

LAND OCCURRENCE 5 - AG LAND

LAND OCCURRENCE 6 - AG LAND

LAND OCCURRENCE 7 - AG LAND

BUILDINGS

RESIDENTIAL BUILDING DETAILS

RESIDENTIAL IMPRV OCCURRENCE 1

Property Code	4277 - AG RESIDENCE	Economic Area	-
Neighborhood	SN 30 EAST (T6N R85W)	Building Type	1.5 - FIN HALF
Super Neighborhood	HWY 40 CORRIDOR- WEST OF STMBT	Stories	1.5
Actual Year Built	1889	Remodel Year	0
Effective Year Built	1930	Architectural Site	PRE-WW2
Grade / Quality	FAIR	Frame	LOG
Basement Type	CRAWL	Garage Capacity	2
Total Rooms	6	Bedrooms	3
Bath Count	1	Kitchen Count	1
Fireplace Count	0	Fireplace Type	UNKNOWN
Roof Style	GABLE	Roof Cover	METAL
Exterior Condition	POOR	Heating Fuel	COAL
Heating Type	WL/FLR FURN	Interior Condition	NORMAL
Total SQFT	1,815	Bldg Permit No.	C99-159
Above Grade Liv. SQFT	1,815	Percent Complete	-
Permit Desc.	-	Functional Obs	-

RESIDENTIAL IMPRV OCCURRENCE 2

RESIDENTIAL IMPRV OCCURRENCE 3

EXTRA FEATURES / OUTBUILDINGS

FEATURE 1

Description	BARN, D	Actual Year Built	1925
Quality	LOW	Effective Year Built	1925
Condition	POOR	Actual Area	950
Permit No.	-	Percent Complete	-
Permit Desc.	-		

FEATURE 2

FEATURE 3

FEATURE 4

FEATURE 5

FEATURE 6

FEATURE 7

FEATURE 8

FEATURE 9

FEATURE 10

FEATURE 11

FEATURE 12

FEATURE 13

FEATURE 14

SALES HISTORY

No data to display

TAX AUTHORITIES

TAX AREA	TAX AUTHORITY ENTITY	AUTHORITY TYPE	2021 LEVY BY ENTITY	2021 TAX AREA LEVY	ENTITY % OF TAX BILLS
20	COLORADO MOUNTAIN COLLEGE	Local District College	4.013	60.781	6.60%
20	COLORADO RIVER WATER CONSERVANCY	Water Conservancy	0.501	60.781	0.80%
20	EAST ROUTT LIBRARY	Library District	3.161	60.781	5.20%
20	ROUTT COUNTY	County	16.991	60.781	28.00%
20	STEAMBOAT SPRINGS AREA FIRE PROTECTION DISTRICT	Fire Protection District	8.161	60.781	13.40%
20	STEAMBOAT SPRINGS CEMETERY DISTRICT	Cemetery District	0.088	60.781	0.10%
20	STEAMBOAT SPRINGS SCHOOL DISTRICT	School District	25.046	60.781	41.20%
20	UPPER YAMPA WATER CONSERVANCY DISTRICT	Water Conservancy	1.82	60.781	3.00%
20	YAMPA VALLEY HOUSING AUTHORITY	Housing Authorities (Municipal)	1	60.781	1.60%

PRIOR YEAR ASSESSMENT INFORMATION

YEAR	ACTUAL VALUE	ASSESSED VALUE	MILL LEVY	AD VALOREM TAXES
2021	\$824,270	\$100,560	60.78	\$6,112
2020	\$759,220	\$99,360	59.89	\$5,950
2019	\$711,200	\$85,430	58.08	\$4,961
2018	\$645,950	\$82,800	56.13	\$4,647
2017	\$645,950	\$82,800	55.54	\$4,598
2016	\$630,390	\$85,180	51.80	\$4,412

DOCUMENTS

Download Notice of Valuation:

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