VARIANCE

Application submittals must include all documents on the checklist as well as this page. Please use the reference guide (pg. 2) included in this packet for more information on each submittal item.

All submittals shall include one (1) hard copy of all documents and one (1) electronic copy with all documents combined in a single PDF unless otherwise indicated. For hard copies, each document shall be labeled or tabbed with the corresponding checklist number.

1. Development Application Form (pg. 3)
2. Application Fees (see table below)
3. Number of variance requests:

<table>
<thead>
<tr>
<th>Variance Request:</th>
<th># of Requests:</th>
</tr>
</thead>
<tbody>
<tr>
<td>Setback</td>
<td>1</td>
</tr>
<tr>
<td>Height</td>
<td>1</td>
</tr>
<tr>
<td>Lot Coverage</td>
<td></td>
</tr>
<tr>
<td>Other:</td>
<td></td>
</tr>
</tbody>
</table>

4. Hardship Statement (pg. 5)
5. Site Plan Showing Proposed Development/Variance, including:
   - Proposed Building Dimensions, Location, and Setbacks
   - Location of Well
   - Location of Septic Field
   - Location of Easements

6. Proof of Ownership (warranty deed or title policy)
7. Proof of Water and Sewer Services
8. Legal Description
9. Certificate of Taxes Paid
10. Certificate of Notice to Mineral Estate Owner/and Lessees (pg.6)
11. Certificate of Surface Development (pg. 7)

<table>
<thead>
<tr>
<th>Application Fees:</th>
<th>Amount:</th>
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<tbody>
<tr>
<td>Variance</td>
<td>$500-residential</td>
<td></td>
</tr>
<tr>
<td></td>
<td>$700-non-residential</td>
<td></td>
</tr>
<tr>
<td></td>
<td>*$100 per additional request</td>
<td>With application submittal</td>
</tr>
<tr>
<td>Tri-County Health</td>
<td>$150</td>
<td>With application submittal</td>
</tr>
<tr>
<td></td>
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</tr>
</tbody>
</table>
Variance-Guide to Development Application Submittal

The submittal documents for all Land Use/Development Applications are listed below. Detailed explanations of the submittal documents are also provided.

All development application submittals shall comprise of one (1) electronic copy (USB) and one (1) hard copy of each document. Application submittals that do not conform to these guidelines shall not be accepted.

4. Hardship Statement:
   - Describe how the request meets each of the criteria listed in Section 2-02-21-06 and on the handout (see pg. 5), mainly pertaining to unique circumstances present on the property.

Proof of Sewer:
   - A written statement from the appropriate sanitation district indicating that they will provide service to the property OR a copy of a current bill from the service provider
   - A written statement from Tri-County Health indicating the viability of obtaining Onsite Wastewater Treatment Systems

5. Site Plan:
   - Shall be to scale and include: a north arrow, date of preparation, identify streets and roads, intersections, driveways, access points, parking areas, existing structures, wells, septic systems, easements, utility lines, lot dimensions, no build or hazardous areas
   - An Improvement Location Certificate or Improvement Location Survey may be required during the official review

6. Proof of Ownership:
   - A deed may be found in the Office of the Clerk and Recorder
   - A title commitment is prepared by a professional title company

8. Legal Description:
   - Geographical description of a real estate property
   - Visit http://gisapp.adcogov.org/quicksearch/ to find the legal description for your property

9. Proof of Taxes Paid:
   - All taxes on the subject property must be paid in full. Please contact the Adams County Treasurer’s Office

10. & 11. Certificate of Notice to Mineral Estate Owners/ Certificate of Surface Development:
   - Mineral or Surface right owners may be found in the title commitment for the subject property
   - You may also search the Office of the Clerk and Recorder for any recorded deeds, easements, etc

7. Proof of Water:
   - A written statement from the appropriate water district indicating that they will provide service to the property OR a copy of a current bill from the service provider
   - Well permit(s) information can be obtained from the Colorado State Division of Water Resources at (303) 866-3587
DEVELOPMENT APPLICATION FORM

Application Type:

- Conceptual Review
- Subdivision, Preliminary
- Subdivision, Final
- Plat Correction/ Vacation
- Preliminary PUD
- Final PUD
- Rezone
- Special Use
- Temporary Use
- Variance
- Conditional Use
- Other: ____________________________

PROJECT NAME: Ball Privacy Fence

APPLICANT

Name(s): Jesse + Rachel Ball
Phone #: 812-599-9498
Address: 4005 W. 52nd Ave
City, State, Zip: Denver, CO 80212
2nd Phone #: 312-801-1630
Email: rachulball062@gmail.com

OWNER

Name(s): Jesse + Rachel Ball
Phone #: 812-599-9498
Address: 4005 W. 52nd Ave
City, State, Zip: Denver, CO 80212
2nd Phone #: 312-801-1630
Email: rachulball062@gmail.com

TECHNICAL REPRESENTATIVE (Consultant, Engineer, Surveyor, Architect, etc.)

Name: A Straight Up Fence Company
Phone #: 720-404-4730
Address: 5271 N. pesos St
City, State, Zip: Denver, CO 80221
2nd Phone #: ____________________________
Email: office@straightupfence.com
**DESCRIPTION OF SITE**

<table>
<thead>
<tr>
<th>Field</th>
<th>Details</th>
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</thead>
<tbody>
<tr>
<td>Address</td>
<td>4005 W 52nd Ave</td>
</tr>
<tr>
<td>City, State, Zip</td>
<td>Denver, CO 80212</td>
</tr>
<tr>
<td>Area (acres or square feet)</td>
<td>8400 sq ft</td>
</tr>
<tr>
<td>Tax Assessor Parcel Number</td>
<td>Parcel # 0182518114012</td>
</tr>
<tr>
<td>Existing Zoning</td>
<td>R2</td>
</tr>
<tr>
<td>Existing Land Use</td>
<td>Residential</td>
</tr>
<tr>
<td>Proposed Land Use</td>
<td>Residential</td>
</tr>
</tbody>
</table>

Have you attended a Conceptual Review?  YES [ ]  NO [✓]  

If Yes, please list PRE#: ________________________________

I hereby certify that I am making this application as owner of the above described property or acting under the authority of the owner (attached authorization, if not owner). I am familiar with all pertinent requirements, procedures, and fees of the County. I understand that the Application Review Fee is non-refundable. All statements made on this form and additional application materials are true to the best of my knowledge and belief.

Name:  [Rachel Ball]  
Date:  02/25/20

Owner's Printed Name

Name:  [Rachel Ball]  
Owner's Signature
HARDSHIP STATEMENT

Using the following hardship criteria for granting a variance, please provide an explanation of how the criteria have been satisfied (see Section Section 2-02-21-06 of the Adams County Development Standards and Regulations for the full text of the criteria). Please feel free to attach your statements using a separate piece of paper.

1. There exists special physical requirements or circumstances of the subject property such as irregularity, narrowness, shallowness, or slope.

   Please see attached answers

2. Because of these physical circumstances, the strict application of the code would deprive the applicant of rights commonly enjoyed by other properties in the same district.

3. Granting the variance will not confer on the applicant any special privilege.

4. Due to the physical circumstances or conditions, the property cannot be developed in conformity with the regulations.

5. The special circumstances or hardship is not self-imposed.

6. That the variance, if granted, will be in harmony with the general purpose and intent of the Adams County regulations and with the Adams County Comprehensive Plan.

7. That the variance, if granted, will not cause substantial detriment to the public good or impair the intent of these standards and regulations.

8. That the variance, if granted, would not allow a use which is not otherwise permitted in the zone district in which the property is located, would not result in the extension of a non-conforming use, or would change the zone classification on the property.
HARDSHIP STATEMENT

1. There exists special physical requirements or circumstances of the subject property such as irregularity, narrowness, shallowness, or slope.

Our home is over 100 years old, seeing as it was built in 1917. Our property is a corner lot, with our home being built on the far west side of the property with a wooden deck and two-car garage directly behind the home. The irregular placement of the structures on the property leaves little to no room for a fence to be installed behind the home. This led us to the option of having a fence installed on the south and east side of the home.

2. Because of these physical circumstances, the strict application of the code would deprive the applicant of rights commonly enjoyed by other properties in the same district.

Because of the placement of the structures on our property, a strict application of the code would prohibit our family from enjoying our home in the same way our neighbors are able to enjoy their homes. The main reason for adding a privacy fence to our home was to enhance the safety and security of our residence. With my husband working odd hours for the Denver Police Department, I want to ensure that I am able to safely enjoy my yard and home and that any future children we have while living in our home are able to do the same.

3. Granting the variance will not confer on the applicant any special privilege.

Granting the variance will not mean that our family is receiving any special privileges from the county that are not already enjoyed by the majority of our neighbors. Many residents of Adams County, including many residents who reside on corner lots, are able to have a 6’ privacy fence on their property offering them the same benefits we are seeking to keep.

4. Due to the physical circumstances or conditions, the property cannot be developed in conformity with the regulations.

All physical structures on our property are permanent structures and are not able to be relocated. Our home sits on the far west side of our property with a garage directly behind the home. This leaves the east side of our property the ideal, and only, place to safely enjoy our yard.

5. The special circumstances or hardship is not self-imposed.

The hardship we have found ourselves in is not self-imposed. When purchasing our home, we were not aware of the current regulations put in place and are unable to alter the layout of our property in order to safely enjoy our yard while being within the Adams County zoning code. We hired a local company to install our fence and were led to believe they would obtain any permits
necessary to complete the project. Upon receiving a notice from the county, we then realized that our contractor did not obtain the necessary permits for the installation of our fence.

6. That the variance, if granted, will be in harmony with the general purpose and intent of the Adams County regulations and with the Adams County Comprehensive Plan.

If the variance we are seeking is granted, I believe it will align with the general purpose and intent of the Adams County regulations and with the Adams County Comprehensive Plan. I especially think the second goal, out of the six goals outlined in the Adams County Comprehensive Plan, applies to our situation. That goal states “Protect the Health, Safety, and Welfare of Adams County’s Inhabitants.” Granting this variance will allow our family to enjoy the same amount of health, safety, and welfare as others who also reside here.

7. That the variance, if granted, will not cause substantial detriment to the public good or impair the intent of these standards and regulations.

Should the variance be granted, it will not cause detriment to the public good or impair the intent of these standards and regulations. When installing our fence, a large amount of chain link fence that was not appealing to the eye was removed. I believe our fence will not only benefit our family but will also be a change welcomed by many neighbors and passersby.

8. That the variance, if granted, would not allow a use which is not otherwise permitted in the zone district in which the property is located, would not result in the extension of a non-conforming use, or would change the zone classification on the property.

If the variance we are seeking is granted, the use of our property will not change. Our property will continue to be used only as a single-family residence.
APPLICANT'S CERTIFICATION CONCERNING QUALIFYING SURFACE DEVELOPMENT, PURSUANT TO C.R.S. §24-65.5-103.3 (1)(b)

I/We, Rachel Ball, (the "Applicant") by signing below, hereby declare and certify as follows:

Concerning the property located at:
Physical Address: 4100 S W 52nd Ave Denver, CO 80212
Legal Description: Sub: Berkeley Gardens Desc: E 761/6 Ft Of Lots 26 To 28 Inc And E 761/6 Ft Of S2 Lot 29 BK 6
Parcel #s: 0182518114012

With respect to qualifying surface developments, that (PLEASE CHECK ONE):

✓ No mineral estate owner has entered an appearance or filed an objection to the proposed application for development within thirty days after the initial public hearing on the application; or

___ The Applicant and any mineral estate owners who have filed an objection to the proposed application for development or have otherwise filed an entry of appearance in the initial public hearing regarding such application no later than thirty days following the initial public hearing on the application have executed a surface use agreement related to the property included in the application for development, the provisions of which have been incorporated into the application for development or are evidenced by a memorandum or otherwise recorded in the records of the clerk and recorder of the county in which the property is located so as to provide notice to transferees of the Applicant, who shall be bound by such surface use agreements; or

___ The application for development provides:
(i) Access to mineral operations, surface facilities, flowlines, and pipelines in support of such operations existing when the final public hearing on the application for development is held by means of public roads sufficient to withstand trucks and drilling equipment or thirty-foot-wide access easements;
(ii) An oil and gas operations area and existing well siting locations in accordance with section 24-65.5-103.5 of the Colorado Revised Statutes; and
(iii) That the deposit for incremental drilling costs described in section 24-65.5-103.7 of the Colorado Revised Statutes has been made.

Date: 02/25/20  Applicant: Rachel Ball

After Recording Return To: By: Rachel Ball
Print Name: Address: 4100 S W 52nd Ave Denver, CO 80212
STATE OF COLORADO 

COUNTY OF ADAMS 

Subscribed and sworn to before me this 35th day of February, 2020, by Rachael Ball.

Witness my hand and official seal.

My Commission expires: 9/29/2023

SUSAN R. SWARTS
Notary Public

Name and Address of Receiving Legal Description:

STATE OF COLORADO
NOTARY ID 20114062737
MY COMMISSION EXPIRES 09/29/2023

A recorded copy of this Certification shall be submitted to the Adams County Community and Economic Development Department within thirty days after the initial public hearing on all applicable land use applications.
CERTIFICATION OF NOTICE TO MINERAL ESTATE OWNERS

I/We, Rachel Ball
(the “Applicant”) by signing below, hereby declare and certify as follows:

With respect to the property located at:
Physical Address: 4005 W 52nd Ave Denver, CO 80212
Legal Description: SUB: Beulah Gardens DESC: E 75'5 F T of Lots 25
 to 28 inc and 75'5 F T of 52 Lot 29 Blk 5
Parcel # (s): 018251814012

(PLEASE CHECK ONE):

___ On the _____ day of ________________, 20__, which is not less than thirty days
before the initial public hearing, notice of application for surface development was provided
to mineral estate owners pursuant to section 24-65.5-103 of the Colorado Revised Statutes;

✓ I/We have searched the records of the Adams County Tax Assessor and the Adams County
Clerk and Recorder for the above identified parcel and have found that no mineral estate
owner is identified therein.

Date: 02/25/20
Applicant: Rachel Ball
By: Rachel Ball
Print Name: Rachel Ball
Address: 4005 W 52nd Ave
Denver, CO 80212

STATE OF COLORADO )
) COUNTY OF ADAMS )

Subscribed and sworn to before me this 25 day of February, 2020, by
Rachel Ball.

Witness my hand and official seal.

My Commission expires: 9/29/2023
Notary Public

A recorded copy of this Certification shall be submitted to the Adams County Community
and Economic Development Department with all applicable land use applications.
MATERIALS:
Concrete - 45
4x4x8 - 30
2x4x8 - 78
1x6x6 - 430
Hinge and Latch - 1 each

Rachael Ball
4005 W 52nd Ave
Denver, CO 80212
(812) 599-9498

6' Tall Cedar Privacy
1x6x6 Dog Ear Top

4005 West 52nd Avenue

HOUSE

TEAR OUT

TEAR OUT

DRIVE WAY

W. 52nd Ave.

Google
DENVER WATER

BILLING DATE
2/1/2020

ACCOUNT NUMBER
1467518295

CUSTOMER ID
3667957688

DUE DATE
Mar 3, 2020

AMOUNT DUE
$19.81

ACCOUNT SUMMARY

Previous Balance
0.00

Current Charges
19.81

Please pay this amount
$19.81

Payments must be received and posted to the account by 3/9/20 to avoid a disconnection charge. A 5% disconnection charge (maximum $250.00) will apply to any unpaid balance on the next billing cycle after the charge is incurred.

4005 W 52ND AVE

Water Charges

RATE: Residential Water (Total Service)

AVERAGE WINTER CONSUMPTION (calculated using Jan-Mar bills): 5,000 Gallons

BILLING PERIOD: 2/2/2020 - 2/21/2020

DAYS: 9

METER NO.
293642

CURRENT READ
697

PREVIOUS READ
696

MULTIPLIER
1000

CONSUMPTION
1,000 Gal

Consumption Charge (1,000 Gallons)

Tier 1
Tier 2
Tier 3

1,000 Gal used
0-5
6-20
Over 20

Price per 1,000
$3.68
$6.62
$8.83

Charge
$3.68

Fixed Monthly Charge, 5/8" meter
16.13

Water Charges
$19.81

Monthly Consumption

0

Feb 2020

Total gallons used
1,000

Days in billing period
9

Average daily use (gallons)
111

This graph shows your consumption water use for each month. Use only what you need and save water and money.

Questions About Your Bill?

¿Preguntas Sobre Su Cuenta?

303-893-2444

Monday - Friday
7:30 a.m. - 5:30 p.m.

Visit Us Online

www.denverwater.org/contact

Denver Water, Correspondence

1600 W. 12th Ave.
Denver, CO 80204-3412

DENVER WATER

Payment submission only.

Email customercare@denverwater.org or call 303-893-2444 for all other correspondence.

SERVICE ADDRESS

4005 W 52ND AVE

ACCOUNT NUMBER
1467518295

DUE DATE
Mar 3, 2020

AMOUNT DUE
$19.81

Please enter amount enclosed

$0

Write account number on check and make payable to Denver Water

900 1467518295 0000000000019810

5668 2 AV 0.386

*****AUTO**SCH 5-DIGIT 80212 104593 5691 23

JESSE BALL

4005 W 52ND AVE

DENVER CO 80212-4002

00 703 200724 000000001 80217 3343

DENVER WATER

PO BOX 173343

DENVER, CO 80217-3343
Berkeley Water and Sanitation  
4455 West 58th Avenue Unit A  
Arvada, CO 80002

JESSE AND RACHEL BALL  
4005 W. 52ND AVENUE  
DENVER, CO 80212

Account Number: 0505-3  
Premise Number: 0505  
Service Address: 4005 W. 52ND AVE.

Due Date: 3/31/2020

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<tr>
<td>1/2/2020</td>
<td>MIN CALC 2020-01-02</td>
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Balance Due: 55.46

First Quarter Sewer Bill 2020 - RATES HAVE INCREASED

To assure proper credit, please write your account number on your check.

Return This Portion with Payment

Account # 0505-3  
Premise # 0505

JESSE AND RACHEL BALL  
4005 W. 52ND AVENUE  
DENVER, CO 80212

Balance Due: $55.46

After 3/31/2020 Please Pay $70.46

PAY YOUR BILLS ONLINE AT  
WWW.BERKELEYWATERSANITATION.COM. IF YOU WOULD LIKE TO RECEIVE YOUR BILL VIA EMAIL, PLEASE CALL OR EMAIL US AT BERKELEYWATER@GMAIL.COM WITH YOUR EMAIL INFORMATION.

Make checks payable and mail to:  
Berkeley Water and Sanitation  
4455 West 58th Avenue Unit A  
Arvada, CO 80002
WARRANTY DEED

THIS DEED, Made this Twenty-sixth day of November, 2019, between Tyler Boyd and Stephanie Boyd of the County of Adams and State of Colorado, grantor, and Jesse Thomas Ball and Rachel L. Ball whose legal address is 4005 West 52nd Avenue, Denver, CO 80212 of the County of Adams and State of Colorado, grantee:

WITNESSETH, That the grantor, for and in consideration of the sum of THREE HUNDRED NINETY FIVE THOUSAND AND NO/100 DOLLARS ($395,000.00), the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm, unto the grantee, his heirs, successors and assigns forever, not in tenancy in common but in joint tenancy, all the real property, together with improvements, if any, situate, lying and being in the County of Adams, State of Colorado, described as follows:

THE EAST 75.5 FEET OF LOTS 25, 26, 27 AND 28 AND THE EAST 75.5 FEET OF THE SOUTH 1/2 OF LOT 29, BLOCK 5, BERKELEY GARDENS, COUNTY OF ADAMS, STATE OF COLORADO.

also known by street and number as: 4005 West 52nd Avenue, Denver, CO 80212

TOGETHER with all and singular the herediments and appurtenances thereunto belonging, or in anywise appertaining and the reversion and remainders, rents, issues and profits thereof; and all the estate, right, interest, claim and demand whatsoever of the grantor, either in law or equity, of, in and to the above bargained premises, with the herediments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the said grantee, his heirs and assigns forever. And the grantor, for himself, his heirs and personal representatives, does covenant, grant, bargain and agree to and with the grantee, his heirs and assigns, that at the time of the enrasing and delivery of these presents, he is well seized of the premises above conveyed, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain sell and convey the same in manner and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, and except general taxes for the current year and subsequent years, and subject to statutory exceptions.

The grantor shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantee, his heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
IN WITNESS WHEREOF, The grantor has executed this deed on the date set forth above.

Tyler Boyd  
Stephanie Boyd

State of  Colorado
County of  Larimer

The foregoing instrument was acknowledged to before me this 21st day of November, 2019 by Tyler Boyd and Stephanie Boyd.

Witness my hand and official seal.
My commission expires: 3-31-23

Notary Public

LORI J NISWENDER
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20054028479
MY COMMISSION EXPIRES JULY 31, 2022

Page 2 of 2
ADAMS COUNTY TREASURER
Certificate Of Taxes Due

Account Number R0105327
Parcel 0182518114012
Assessed To
BOYD TYLER AND
C/O BOYD STEPHANIE
4005 W 52ND AVE
DENVER, CO 80212-4002

Legal Description
SUB: BERKELEY GARDENS DESC: E 75/5 FT OF LOTS 25 TO 28 INC AND E 75/5 FT OF S2 LOT 29 BLK 5

Situs Address

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<tr>
<th>Year</th>
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<th>Interest</th>
<th>Fees</th>
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Total Tax Charge $1,769.88

First Half Due as of 02/25/2020 $0.00
Second Half Due as of 02/25/2020 $1,769.88

Tax Billed at 2019 Rates for Tax Area 480 - 480

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* Credit Levy

ALL TAX SALE AMOUNTS ARE SUBJECT TO CHANGE DUE TO ENDORSEMENT OF CURRENT TAXES BY THE LIENHOLDER OR TO ADVERTISING AND DISTRANT WARRANT FEES. CHANGES MAY OCCUR; PLEASE CONTACT THE TREASURY PRIOR TO MAKING A PAYMENT AFTER AUGUST 1. TAX LIEN SALE REDEEMPTION AMOUNTS MUST BE PAID BY CASH OR CASHIER'S CHECK.

SPECIAL TAXING DISTRICTS AND THE BOUNDARIES OF SUCH DISTRICTS MAY BE ON FILE WITH THE BOARD OF COUNTY COMMISSIONERS, THE COUNTY CLERK, OR, THE COUNTY ASSESSOR.

This certificate does not include land or improvements assessed under a separate account number, personal property taxes, transfer tax, or, misc. tax collected on behalf of other entities, special or local improvement district assessments, or mobile homes, unless specifically mentioned.

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. In witness whereof, I have hereunto set my hand and seal.

TREASURER, ADAMS COUNTY, Lisa L. Culpepper J.D.

4430 S. Adams County Parkway
Brighton, CO 80601
<table>
<thead>
<tr>
<th>Product</th>
<th>Name</th>
<th>Extended</th>
</tr>
</thead>
<tbody>
<tr>
<td>2</td>
<td>Certificate of Taxes Due R0105327</td>
<td>$10.00</td>
</tr>
<tr>
<td></td>
<td>Certificate of Taxes Due</td>
<td>($10.00)</td>
</tr>
<tr>
<td></td>
<td>COTD</td>
<td>$10.00</td>
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<tr>
<td></td>
<td>COTD3</td>
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</tr>
<tr>
<td>Total</td>
<td></td>
<td>$10.00</td>
</tr>
</tbody>
</table>

Tender (Check)
- Check Number: 1058
- Payor: JESSE T BALL & RACHAEL L. BALL

Rachel mg
## ADAMS COUNTY TREASURER

### Certificate Of Taxes Due

<table>
<thead>
<tr>
<th>Account Number</th>
<th>R0105327</th>
<th>Certificate Number</th>
<th>2019-135854</th>
<th>Order Number</th>
<th>FAAD_342713</th>
<th>Vendor ID</th>
<th>2</th>
</tr>
</thead>
<tbody>
<tr>
<td>Parcel</td>
<td>0182518114012</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Assessed To</td>
<td>BOYD TYLER AND BOYD STEPHANIE</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>4005 W 52ND AVE</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>DENVER, CO 80212-4002</td>
<td></td>
<td></td>
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</tr>
</tbody>
</table>

**Legal Description**

SUB: BEMENT: GARDENS DESC: E 75/5 FT OF LOTS 25 TO 28 INC AND E 75/5 FT OF S2 LOT 29 BLK 5 4005 W 52ND AVE

<table>
<thead>
<tr>
<th>Year</th>
<th>Tax Charge</th>
<th>Interest</th>
<th>Fees</th>
<th>Payments</th>
<th>Balance</th>
</tr>
</thead>
<tbody>
<tr>
<td>2018</td>
<td>$2,823.60</td>
<td>$0.00</td>
<td>$0.00</td>
<td>($2,823.60)</td>
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</tbody>
</table>

**Total Tax Charge**

$0.00

**Grand Total Due as of 10/25/2019**

$0.00

---

### Tax Billed at 2018 Rates for Tax Area 480 - 480

<table>
<thead>
<tr>
<th>Authority</th>
<th>Mill Levy</th>
<th>Amount</th>
<th>Values</th>
<th>Actual</th>
<th>Assessed</th>
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</thead>
<tbody>
<tr>
<td>RANGE VIEW LIBRARY DISTRICT</td>
<td>3.6660000</td>
<td>$83.95</td>
<td>RES IMPR V LAND</td>
<td>$90,000</td>
<td>$6,480</td>
</tr>
<tr>
<td>BERKELEY WATER &amp; SANITATION</td>
<td>3.3740000</td>
<td>$77.26</td>
<td>SINGLE FAMILY RES</td>
<td>$228,085</td>
<td>$16,420</td>
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<tr>
<td>ADAMS COUNTY FIRE PROTECTION</td>
<td>16.650000</td>
<td>$381.29</td>
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</tr>
<tr>
<td>ADAMS COUNTY</td>
<td>26.864000</td>
<td>$615.19</td>
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</tr>
<tr>
<td>HYLAND HILLS PARK &amp; RECREAT</td>
<td>5.413000</td>
<td>$123.96</td>
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<tr>
<td>SD 30</td>
<td>66.514000</td>
<td>$1,523.17</td>
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</tr>
<tr>
<td>URBAN DRAINAGE SOUTH PLATTE</td>
<td>0.0940000*</td>
<td>$2.15</td>
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</tr>
<tr>
<td>URBAN DRAINAGE &amp; FLOOD CONT</td>
<td>0.7260000*</td>
<td>$16.63</td>
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</tr>
</tbody>
</table>

Taxes Billed 2018

$2,823.60

*Credit Levy

---

**ALL TAX SALE AMOUNTS ARE SUBJECT TO CHANGE DUE TO ENDORSEMENT OF CURRENT TAXES BY THE LIENHOLDER OR TO ADVERTISING AND DISTRAINT WARRANT FEES. CHANGES MAY OCCUR AND THE TREASURER'S OFFICE WILL NEED TO BE CONTACTED PRIOR TO REMITTANCE AFTER AUGUST 1. TAX LIEN SALE REDEMPTION AMOUNTS MUST BE PAID BY CASH OR CASHIERS CHECK. SPECIAL TAXING DISTRICTS AND THE BOUNDARIES OF SUCH DISTRICTS MAY BE ON FILE WITH THE BOARD OF COUNTY COMMISSIONERS, THE COUNTY CLERK, OR THE COUNTY ASSessor.**

This certificate does not include land or improvements assessed under a separate account number, personal property taxes, transfer tax or misc. tax collected on behalf of other entities, special or local improvement district assessments or mobile homes, unless specifically mentioned. 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. In witness whereof, I have hereunto set my hand and seal.

---

TREASURER, ADAMS COUNTY,Lisa L. Culpepper J.D.,

4430 S. Adams County Parkway
Brighton, CO 80601

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