

# Property Record Card

Elbert

**KAT CATTLE LLC**

39517 CO RD 153  
AGATE, CO 80101

**Account: R107042**

Tax Area: 0020 - - 0020  
Acres: 650.000

**Parcel: 7819300026**

Situs Address:  
AGATE, 80101

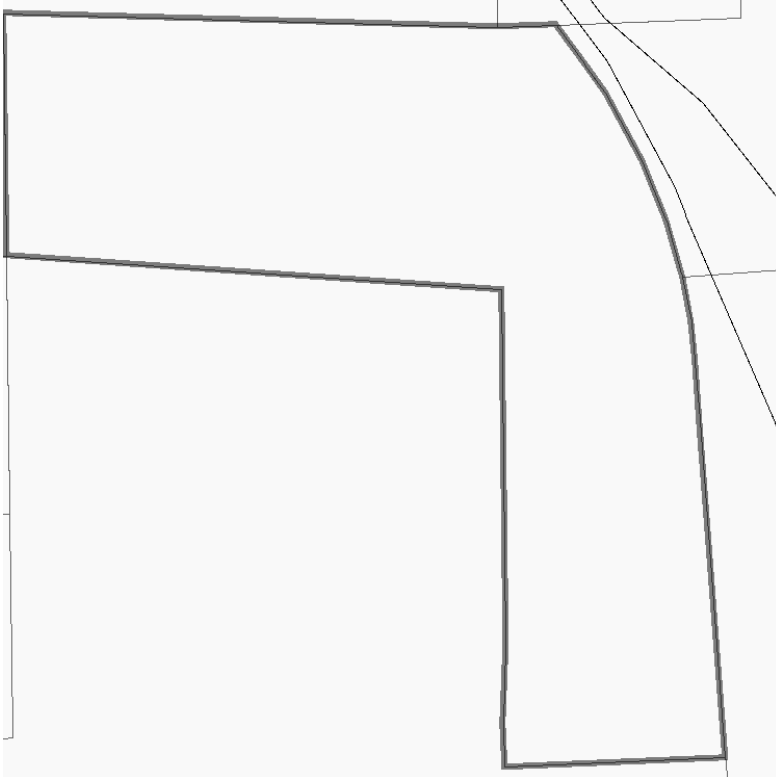
Zoning A

**Value Summary**

Value By:	Market	Override
Agricultural Land (1)	\$13,488	N/A
<b>Total</b>	<b>\$13,488</b>	<b>\$13,488</b>

**Legal Description**

Section: 19 Township: 7 Range: 58 Subdivision: RURALA S2: 19 7 58  
324.00 A. SW4 W OF  
UPRR: 20 7 58 78.00 A. W2 W OF UPRR:  
29 7 58 248.00 A.



**Sale Data**

Doc. #	Sale Date	Deed Type	Validity	Verified	Sale Price	Ratio	Adj. Price	Ratio	Time Adj. Price	Ratio
472137	03/14/2006	WD	UI	Y	\$215,000	6.27	\$215,000	6.27	\$215,000	6.27

**Agricultural Land Occurrence 1**

Ag Land Code	4147 - 4147-GRAZING	Subdivision	0 - 0
Abstract Code	4147 - GRAZING LAND- AGRICULTURAL	Acres	650
SQFT	0	Units	0

SubArea	ACTUAL	EFFECTIVE	FOOTPRINT	LIVING
Agricultural Acres	650.00			
Total	650.00			
	<b>Value</b>	<b>Rate</b>	<b>Rate</b>	<b>Rate</b>
	\$13,488	20.75		

**Abstract Summary**

Code	Classification	Actual Value	Taxable Value	Actual Override	Taxable Override
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## **Abstract Summary**

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4147	AG-GRAZING LAND	\$13,488	\$3,910	NA	NA
<b>Total</b>		<b>\$13,488</b>	<b>\$3,910</b>	<b>NA</b>	<b>NA</b>