

**PARK COUNTY
VALUE COMBINED PROPERTY REQUEST**
In order to qualify, all land must meet the following conditions:

1. All taxes must be current, without liens, and verified by Treasurer's office.

Signed by Treasurer's Office: _____ Date: _____

2. Must be contiguous without anything separating the properties and in the same township

3. Must be in the same tax district. Also, in subdivisions, must be in same filing. We cannot combine metes and bounds with platted subdivision property.

4. Must be identical in ownership including tenancy (JT vs. TIC).

5. If taxpayer is requesting a property to be combined to a property they currently have that has a residence on it, they will receive the benefit of the other property receiving the residential assessment rate, as long as the properties are contiguous and are used for residential purposes. Please describe how you use the property:

6. We can combine two vacant land properties together so the taxpayer receives the benefit, but the assessment rate will remain as vacant land.

7. Requests will only be considered for current and/or future years.

8. The Assessor's Judgement is critical in determining qualifying properties. Your Request will be reviewed by Assessor's Office and you will be notified of determination.

9. This request may result in a physical inspection by the Assessor's Office to verify residential use.

Value Combined requests received after August 1st, will be effective the following year.

Owner(s) _____

Schedule # Legal Description	Schedule # Legal Description

Owner's Signature _____

“Each tract or parcel of land and each town or city lot shall be separately appraised and valued, except when two or more adjoining tracts, parcels, or lots are owned by the same person, in which case the same may be appraised and valued either separately or collectively. When a single structure, used for a single purpose, is located on more than one town or city lot, the entire land area shall be appraised and valued as a single property.” C.R.S. 39-5-104