

**2007 REAPPRAISAL  
ECON 6  
VACANT LAND  
PITCHFORK**

07/01/04 – 06/30/06

**PITCHFORK: 615005**

**\$121.75 (ROUNDED TO \$121.70 PER SQ FT)**

ACCT NUMBER	SALE DATE	LAND CODE	SALE PRICE	TASP	50% LAND VALUE	AREA	UNIT	PER UNIT	PARCELNB	LEGAL
R040953	8/20/2004	615005	\$425,000	\$597,125	\$298,563	3700SF	1	\$80.69	317726443004	LOT 38 PITCHFORK #571781
R040968	10/08/2004	615005	\$305,000	\$412,005	\$206,003	2316SF	1	\$88.94	317726445001	LOT 56 PITCHFORK #547177
R040964	4/01/2005	615005	\$565,000	\$671,785	\$335,893	3557SF	1	\$94.43	317726444007	LOT 52 PITCHFORK #561109
R040979	12/14/2004	615005	\$450,000	\$583,650	\$291,825	2851SF	1	\$102.36	317726446006	LOT 23 PITCHFORK #549316 #558764
R040952	11/24/2004	615005	\$510,000	\$675,240	\$337,620	3295SF	1	\$102.46	317726443003	LOT 37 PITCHFORK #563916
R040984	8/01/2005	615005	\$535,000	\$578,335	\$289,168	2523SF	1	\$106.69	317726440006	LOT 32 PITCHFORK #556472
R041005	2/03/2006	615005	\$751,300	\$751,300	\$375,650	3218SF	1	\$116.73	317726441017	LOT 18 PITCHFORK #562725
R041007	8/17/2005	615005	\$500,000	\$540,500	\$270,250	2280SF	1	\$118.53	317726441019	LOT 20 PITCHFORK #557038 #572510
R040960	4/18/2006	615005	\$715,000	\$715,000	\$357,500	3004SF	1	\$119.00	317726444003	LOT 46 PITCHFORK #564443
R040971	12/23/2004	615005	\$338,500	\$439,035	\$219,518	1803SF	1	<b>\$121.75</b>	317726445004	LOT 59 PITCHFORK #549605 #563371
R041009	9/30/2005	615005	\$540,000	\$569,160	\$284,580	2283SF	1	\$124.65	317726441016	LOT 17 PITCHFORK #558909
R041010	10/06/2005	615005	\$527,000	\$541,229	\$270,615	2060SF	1	\$131.37	317726441021	LOT 22 PITCHFORK #559105
R041003	11/14/2005	615005	\$600,000	\$600,000	\$300,000	2283SF	1	\$131.40	317726441014	LOT 15 PITCHFORK #560635
R041004	12/20/2005	615005	\$625,000	\$625,000	\$312,500	2283SF	1	\$136.88	317726441015	LOT 16 PITCHFORK #561769
R040989	3/07/2005	615005	\$570,000	\$693,120	\$346,560	2523SF	1	\$137.36	317726440011	LOT 27 PITCHFORK #551573
R040981	12/30/2005	615005	\$697,000	\$697,000	\$348,500	2524SF	1	\$138.07	317726446003	LOT 25 PITCHFORK #562125
R040962	10/04/2005	615005	\$690,500	\$709,144	\$354,572	2486SF	1	\$142.63	317726444005	LOT 47 PITCHFORK #559101
R040996	6/05/2006	615005	\$515,000	\$515,000	\$257,500	1731SF	1	\$148.76	317726441006	LOT 8 PITCHFORK #566070
R040997	9/30/2005	615005	\$496,000	\$522,784	\$261,392	1714SF	1	\$152.50	317726441008	LOT 9 PITCHFORK #558865

THOSE AREAS WITH NO LAND SALES A LAND TO BUILDING RATIO OF 50% WAS USED

\*\*\* TASP \*\*\* (TIME ADJUSTED SALE PRICE)

**2007 REAPPRAISAL  
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07/01/04 – 06/30/06

**PITCHFORK MULIT UNITS DEED RESTRICTED: 615011**

\$149,668 (ROUNDED TO \$149,670 PER UNIT)

ACCT NUMBER	SALE DATE	LAND CODE	SALE PRICE	TASP	50% LAND VALUE	AREA	UNIT	PER UNIT	PARCELNB	LEGAL
R041412	9/22/2005	615011	\$284,000	\$299,336	\$149,668	746SF	1	\$149,668	317726447002	UNIT A2 BLDG A PITCHFORK TOWNHOMES DOUBLE W B

THOSE AREAS WITH NO LAND SALES A LAND TO BUILDING RATIO OF 50% WAS USED

**PITCHFORK MULIT UNITS: 615010**

\$236,597 (ROUNDED TO \$236,600 PER UNIT)

ACCT NUMBER	SALE DATE	LAND CODE	SALE PRICE	TASP	50% LAND VALUE	AREA	UNIT	PER UNIT	PARCELNB	LEGAL
R042909	11/12/2004	615010	\$241,600	\$319,878	\$159,939	1288.8SF	1	\$159,939	317726455001	TOWNHOME A GIDDY UP GUEST HOUSE #548366
R041413	6/02/2005	615010	\$369,000	\$418,815	\$209,408	746SF	1	\$209,408	317726447003	UNIT B1 BLDG B PITCHFORK TOWNHOMES DOUBLE W B
R041414	9/07/2005	615010	\$402,000	\$423,708	\$211,854	746SF	1	\$211,854	317726447004	UNIT B2 BLDG B PITCHFORK TOWNHOMES DOUBLE W B
R043166	6/28/2005	615010	\$410,000	\$465,350	\$232,675	1584SF	1	<b>\$232,675</b>	317726456003	UNIT 3 PITCHFORK TOWNHOMES BIG SKY BLDG #555178
R043165	2/18/2005	615010	\$387,000	\$481,041	\$240,520	1214SF	1	<b>\$240,520</b>	317726456002	UNIT 2 PITCHFORK TOWNHOMES BIG SKY BLDG #551051
R0431164	10/26/2005	615010	\$521,400	\$535,478	\$267,739	1875SF	1	\$267,739	317726456001	UNIT 1 PITCHFORK TOWNHOMES BIG SKY BLDG #559865
R041404	10/03/2005	615010	\$ 525,000	\$539,175	\$269,588	783.75	1	\$269,588	317726442004	UNIT D PITCHFORK TOWNHOMES ROCKING E BLDG #558
R041987	10/07/2005	615010	\$537,000	\$551,499	\$275,750	589.5SF	1	\$275,750	317726451002	UNIT B PITCHFORK TOWNHOMES MIGHTY J BLDG #5591

\*\*\* THOSE AREAS WITH NO LAND SALES A LAND TO BUILDING RATIO OF 50% WAS USED

\*\*\* TASP \*\*\* (TIME ADJUSTED SALE PRICE)

**2007 REAPPRAISAL  
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PITCHFORK**

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**PITCHFORK SUBD DEED RES. W/CAP: 615007**

**\$121,344 (ROUNDED TO \$121,340 PER UNIT)**

ACCT NUMBER	SALE DATE	LAND CODE	SALE PRICE	TASP	50% LAND VALUE	AREA	UNIT	PER UNIT	PARCELNB	LEGAL
R040956	11/03/2004	615007	\$183,300	\$242,689	\$121,344	1789SF	1	\$121,344	317726443007	LOT 40 PITCHFORK #548721

\*\*\* THOSE AREAS WITH NO LAND SALES A LAND TO BUILDING RATIO OF 50 % WAS USED

**PITCHFORK SUBD DEED RESTRICTED: 615006**

**\$127,000 PER UNIT**

ACCT NUMBER	SALE DATE	LAND CODE	SALE PRICE	TASP	50% LAND VALUE	AREA	UNIT	PER UNIT	PARCELNB	LEGAL
R040973	12/01/2004	615006	\$195,000	\$252,915	\$126,458	1489SF	1	\$126,458	317726445013	LOT 61 PITCHFORK #549163 #553230 REPLAT #567250
R041408	1/13/2005	615006	\$200,000	\$254,000	\$127,000	542SF	1	<b>\$127,000</b>	317726449003	UNIT C PITCHFORK TOWNHOMES FLYING G BLDG #57
R040975	9/20/2005	615006	\$395,000	\$416,330	\$208,165	1818SF	1	\$208,165	317726445008	LOT 63 PITCHFORK #558422

THOSE AREAS WITH NO LAND SALES A LAND TO BUILDING RATIO OF 50% WAS USED

\*\*\* TASP \*\*\* (TIME ADJUSTED SALE PRICE)