

Property Record Card

Clear Creek County Assessor

**DONOVAN DUSTIN Z &
COURTNEY DONOVAN**

531 OVERLOOKED WAY
IDAHO SPRINGS, CO 80452-9438

Account: R001622

Tax Area: County - 080

Acres: 4.200

Parcel: 1835-174-00-639

Situs Address:
1000 OVERLOOKED WAY
IDAHO SPRINGS, 80452

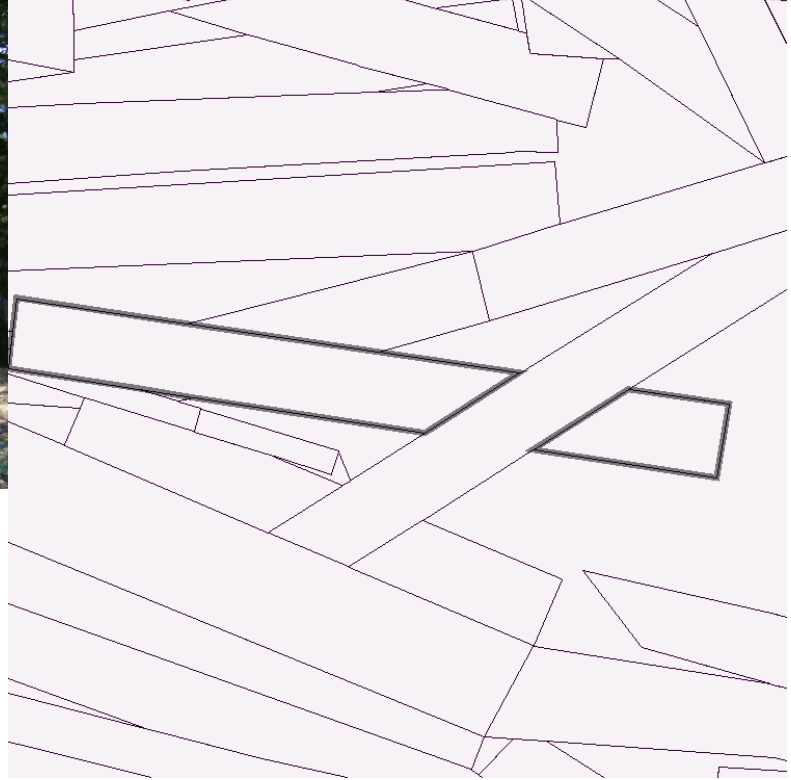
Value Summary

Value By:	Market	Override
Land Res Min (1)	\$23,050	N/A
Total	\$23,050	\$23,050



Legal Description

MINE: MOUNTAIN - 4894 1% 4.2 ACRESLN YK 17-3-73



Sale Data

Doc. #	Sale Date	Deed Type	Validity	Verified	Sale Price	Ratio	Adj. Price	Ratio	Time Adj. Price	Ratio
295624	05/27/2020	SWDJT	QV	Y	\$15,000	151.87	\$15,000	151.87	\$15,000	151.87
192039	12/02/1997	QCD	UI	Y	\$14,000	164.64	\$14,000	164.64	\$14,000	164.64

Land Res Min Occurrence 1

Acres	4.2	Location Rating	LOCATION RATING - POOR
Use Code	16 - VACANT	Road Type	4-WHEEL
Road Maintained	No	Topog Front	TOPOGRAPHY FRONT - STEEP
Topog Mid	TOPOGRAPHY MIDDLE - STEEP	Topog Back	TOPOGRAPHY BACK - STEEP
Not Buildable	No	Property View	No
Southern Exposure	No	Creek Front	No
Shape	TYPICAL	Electric	No
Natural Gas	No	Sewer	SEWER - PRIVATE
Water	WATER - PRIVATE	Base Value	MIN03
Abstract Code	0520 - 1 AC TO L/T 5 AC		

SubArea	ACTUAL	SFLA	BSMT_FIN	FOOTPRINT	UNITS_BUILDIN	GS
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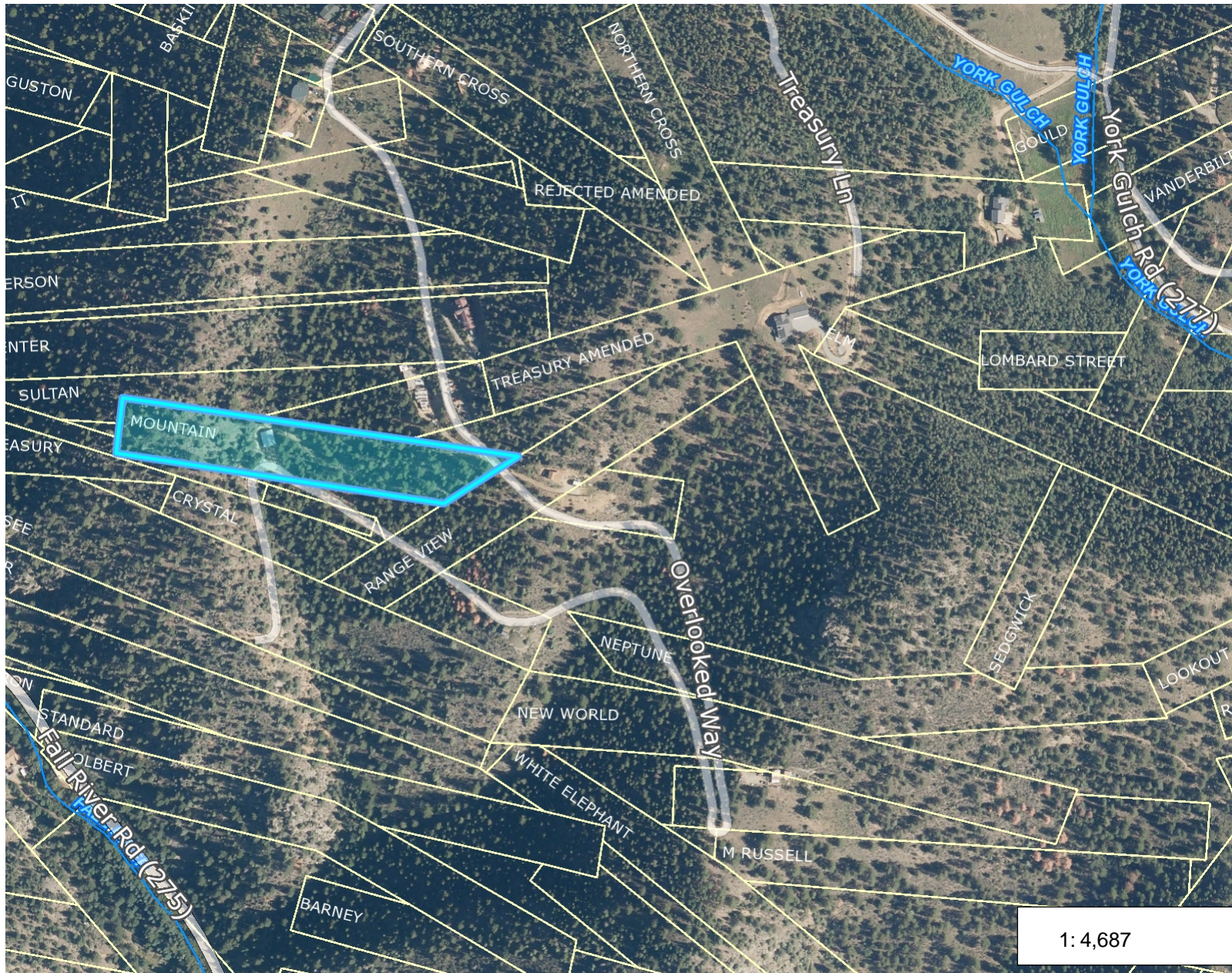
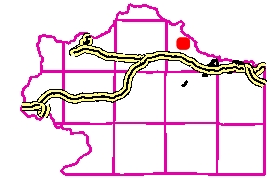
Land Res Min Occurrence 1

Units						GS
Acres		4.2	4.2			1
Total		4.20	4.20			1.00
	Value	Rate	Rate	Rate	Rate	Rate
	\$23,050	5,488.10	5,488.10			23,050.00

Abstract Summary

Code	Classification	Actual Value	Taxable Value	Actual Override	Taxable Override
0520	1 AC TO L/T 5 AC	\$23,050	\$6,680	NA	NA
Total		\$23,050	\$6,680	NA	NA

Clear Creek County Interactive Map



1: 4,687

Legend

- Address
- Roads (1 inch = 400 feet)
 - HIGHWAY
 - MAJOR ARTERIAL
 - COLLECTOR
 - LOCAL
 - SERVICE
 - 4WD
- Streams
- Lakes
- Towns (zoomed in)
- Parcels

Notes

781.1 0 390.55 781.1 Feet

NAD_1983_2011_StatePlane_Colorado_Central_FIPS_0502_Ft_US
Map Created: June 26, 2023

This map is a visual representation generated from an Internet Mapping site. Do not use for legal, construction, survey or real estate transaction purposes. This map is not survey accurate and may not comply with National Mapping Accuracy Standards. This map may or may not be accurate, current or otherwise reliable. The presence of a road feature on the map does not imply the existence of public access or ownership.