

Foothills Fire Protection District  
Attn: FFPD Board of Directors  
28812 Rainbow Hill Road  
Evergreen CO, 80439  
Phone: (303) 526-0707  
Website: <https://www.foothillsfire.org/>



## Introduction

The Foothills Fire Protection District (FFPD or "District") is a special district in unincorporated Jefferson County which is a political subdivision of the state of Colorado. FFPD's mission is to provide the district with fire prevention, suppression, emergency medical and basic life support services, relief and assistance during manmade and natural disasters, and public education by effectively and safely utilizing the material and human resources available in the District. As a quasi-municipal government entity FFPD must operate within its enabling Colorado statutes under Title 32 "Special District Act" (§32 C.R.S.).

FFPD has defined a district boundary for taxation, voting, and fire protection service purposes in alignment with the Colorado statute for definition of service area (§32-1-107). The easiest way to determine whether you are currently in the FFPD service area (or any other District) is to review your county tax assessment. If you do not have your tax assessment please contact the Jefferson County Assessor's Office at 303-271-8600 or visit their [online taxpayer web portal](#).

District boundaries can be adjusted by inclusions and/or exclusions pursuant to formal Colorado statutory procedures. The inclusion of a property into the District is subject to the full effect of the inclusion order (§32-1-402) and is not officially complete until the entry of a certified court order that is recorded with Jefferson County. After the date of its inclusion into the District the property shall be subject to all of the taxes and charges imposed by FFPD (but it shall not be liable for any taxes or charges levied or assessed prior to its inclusion).

## Inclusion By Petition Process

All inclusions into FFPD require a petition process and must be in accordance with the Colorado Revised Statutes for inclusion of territory (§32-1-401). The inclusion process is a legal action which is subject to open meeting laws and a public hearing process. Furthermore, if the property in question is currently within a neighboring fire protection district the property owner must also submit a corresponding exclusion petition and execute the full exclusion process with their current district.

Property owners may submit an inclusion request to be added into the FFPD service area by completing and mailing this petition form along with all required [supplementary documentation](#) to FFPD at the address listed above. Once received the inclusion petition form will be reviewed by District staff and Board of Directors ("Board") to ensure that the petition is complete, signed, notarized, and includes all the required [supplementary documentation](#). After

the inclusion petition is deemed complete by FFPD the Board will schedule a date for the inclusion petition public hearing (usually as part of the next regular board meeting). A notice of the public hearing will be published one time in a newspaper of general circulation within the District (as required by law) and the petition cannot be withdrawn after publication without FFPD Board consent.

The petitioners, or a qualified representative, may attend their inclusion petition public hearing at the FFPD board meeting to support their petition and answer any questions. The FFPD Board of Directors will allow public comment during the hearing, consider all public input, and make a final ruling via majority vote to grant or deny the inclusion. The FFPD Board of Directors shall have full discretion, pursuant to Colorado statutory code §32-1-401, to approve or deny the petition for inclusion of the property into the District service area.

If the inclusion is approved, the FFPD Board of Directors will execute a Certified Board Order of Inclusion. The certified board order is then filed with the Jefferson County Court with a request for the court to issue a Court Order of Inclusion. Once the inclusion court order is issued by Jefferson County Court the order is then recorded in the real property records of Jefferson County which officially concludes the special district inclusion process.

## **Supplementary Documentation**

This inclusion petition form must be accompanied by the following required supplementary documentation which needs to be attached to the appropriate exhibit appendix of this form:

1. A copy of the current deed for the property showing ownership and accurate legal description (Exhibit A).
2. The most recent Jefferson County Assessment value for the property (Exhibit B).
3. If the property is owned by an entity, not an individual, a Statement of Authority must be provided to confirm the person signing has authority to bind the entity (Exhibit C).

Failure to provide all of the required supplementary documentation will cause delays in the inclusion process and may result in the petition being denied by FFPD Board of Directors.

## Frequently Asked Questions

### **Are there any fees or costs for the property owner associated with this process?**

Yes, due to the increased legal reviews of a petition for inclusion, there is a \$1,000.00 fee for all petitions for inclusion and exclusion. Additionally your property tax bill will increase in alignment with FFPD's mill levies.

### **How much will my property tax bill increase after inclusion into FFPD?**

Property owners must contact the Jefferson County Assessor's Office (303-271-8600) for all information associated with your property taxes. FFPD does not provide estimations of projected future tax obligations. For more background information on the District's mill levies, budget and financing please request this information from FFPD.

### **Once I submit this completed petition form, attend the public hearing process and FFPD Board of Directors has a majority vote to adopt a resolution approving the inclusion is my property then officially protected by the fire protection district?**

No, the inclusion process is not complete until the District Board completes signature of the Certified Board Order of Inclusion, FFPD's legal counsel files a motion with Jefferson County Court with this entire inclusion petition and board order, the district court issues a Court Order of Inclusion, and a certified copy of this court order is officially recorded with both Colorado Division of Local Government (DLG) and Jefferson County Assessor's Office. Once FFPD's legal counsel confirms this entire process is complete the property owner will be sent an email from the FFPD Board of Directors with a copy of the final recorded court order and notification that the property is now officially protected by the Foothills Fire Protection District.

### **Can my inclusion petition request be denied?**

The FFPD Board of Directors may deny an inclusion petition if this form is incomplete or not signed by 100% of all property owners, the required [supplementary documentation](#) is not inserted/attached in appropriate Exhibit appendix, the Board determines the property cannot be protected due to access or distance from current District infrastructure, or if the inclusion of the property would cause an undue burden on the taxpayers of the District. Furthermore, the FFPD Board of Directors must deny the inclusion petition if a local municipality or county objects that they can provide adequate service within a reasonable time on a comparable basis.

### **There are additional property owners in my neighborhood who wish to join FFPD, is there any benefit if we submit our inclusion petitions at the same time?**

Yes! While each individual property owner must submit their own separate inclusion petition form it helps to reduce District administrative overhead and costs (e.g. newspaper publications) if multiple inclusion petitions for your entire neighborhood are coordinated with public hearing processes all held at the same FFPD board meeting.

### **Once my property is included in the fire protection district are there any other owner obligations?**

Yes, once residential property has been added to the District, year-round access via a fourseason roadway shall be in place and maintained by the owner. The property must remain accessible to the District and our emergency response equipment at all times of the year. If the property is gated, a Knox Box must be installed by the owner, and a gate key must be provided to the Foothills Fire Protection District to ensure timely year-round access.

**Are there any resources for homeowners to help mitigate the risk of wildfire damage on their property?**

FFPD also encourages all homeowners to schedule a free property risk assessment with the department.

**I would like to support FFPD, is there a way to make a tax-deductible donation?**

Yes, tax deductible donations can be made to the 501(c)(3) Foothills Fire and Rescue Auxiliary not for profit organization by sending a check made out to "Foothills Fire Auxiliary", c/o Treasurer, 28812 Rainbow Hill Road, Evergreen CO 80439. The EIN for tax deductions to the Auxiliary is 45-0502036.

## Petition For Inclusion – Fee Payment

Pursuant to Foothills Fire Protection District Resolution NO. 3/2025-1 there is a fee schedule of the following:

### FEES FOR PETITIONS TO EXCLUDE OR INCLUDE PROPERTY

Per Property for First Property: \$1,000

Additional Fee Per Property for Properties 2-5: \$ 800

Additional Fee Per Property for Properties 6-30: \$ 533

Additional Fee Per Property for Over 30 Properties: \$ 266

A Petitioner will also be responsible for any and all actual costs incurred by the District in excess of these fees if the fees are not sufficient to cover actual costs.

Petitions for inclusion will not be processed or hearings scheduled until all fees are paid.

These fees may be paid by using a Certified Check addressed and delivered to

Foothills Fire Protection District,  
28812 Rainbow Hill Road  
Evergreen CO 80439

**Preferably**, and to minimize any delays in our receipt of funds, payments may be made directly via ACH/Wire Transfer to our bank using the following details:

Account holder	Foothills Fire Protection District
Account number	7809370838
Routing number	074920909
Bank name	First Internet Bank of Indiana
Bank address	8701 East 116th Street, Fishers, IN 46038

Please notify [officemanager@foothillsfire.org](mailto:officemanager@foothillsfire.org) of any remittance.

# Petition For Inclusion – Property Information

The following information is required by the Foothills Fire Protection District for inclusion into the district service area. When completing this petition form please list the property/land owner name(s) as it (they) appears in legal documents. To avoid any unnecessary delays please complete all fields in this petition form and submit the required [supplementary documentation](#).

**Note:** this Petition For Inclusion request form must be signed by all owners of the property before a **notary public** and all of the required **supplementary documentation** must be attached and any fees paid, any petitions that are not notarized or lack the required supplementary documentation will be immediately **rejected** by the Foothills Fire Protection District Board of Directors

## Property Owner(s) Information (please print)

Property Owner (petitioner): Stephen C. Mueller

Property Co-Owner (if applicable): Gabriella M. Mueller

Mailing Address: 1960 Mt Zion

City, State, Zip: Golden, CO 80401

Telephone Number: 970-305-2728

E-Mail Address: gmarotta4@gmail.com

## Property Information (please print)

Property Street Address: 1960 Mt Zion Dr

Parcel Number: 30-333-00-01

Legal Description: Single Family Residential

Platted Lots - lot, block, subdivision: Lot

Unplatted Lots – metes & bounds: N/A

Property Size (total acres): 1.91 (acres)

Road access to property?  Yes  No If yes, describe road: Easement

The above-described property is (check one):

- Not presently included in any fire protection district; or
- Presently included in the \_\_\_\_\_ fire protection district

# Petition For Inclusion – Owner(s) Signature

To: the Board of Directors for the Foothills Fire Protection District

**WHEREAS**, the Foothills Fire Protection District is now and has since its inception been charged with providing protection of property against fire and the preservation of life within its designated bounds; and

**WHEREAS**, the real property described herein, and hereinafter as “Exhibit A” attached hereto and incorporated herein by reference, is not within the District but being situated in Jefferson County, Colorado, lies within the same county as Foothills Fire Protection District; and

**WHEREAS**, the Petitioner(s) is (are) the legal owner(s) or contract purchaser(s) of the land sought to be annexed into the Foothills Fire Protection District and described herein.

**NOW, THEREFORE**, the Petitioner(s) respectfully submit(s) this Petition that the real property hereinafter described as “Exhibit A”, be annexed into and included in the Foothills Fire Protection District in accordance with the provisions set forth in Colorado code §32-1-401.

Executed this 15 day of May, 2026.

### PETITIONER / PROPERTY OWNER(S)

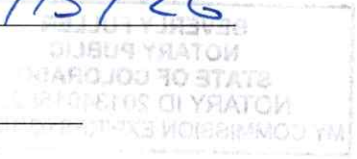
By signing this document I/we hereby certify that I/we are the sole legal owners of one hundred percent (100%) of the above-described property, the undersigned assent to the inclusion of the real property into the Foothills Fire Protection District, and I/we request that the Board of Directors of said District grant this Petition after public notice and hearing as provided by law.

Owner Name: Stephen Mueller

Owner Signature: [Signature] Date: 5/15/26

Co-Owner Name (if applicable): Gabriella Mueller

Co-Owner Signature: [Signature] Date: 05/15/2026



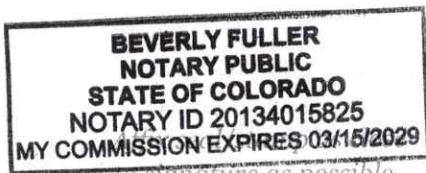
# Petition For Inclusion – Notary Signature

## Owner Notary Signature\*

STATE OF COLORADO )  
 ) ss.  
County of Jefferson )

On this 15 day of May, 2026, before me, a Notary Public in and for said state, personally appeared Gabriella Mueller, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he/she executed the same. Stephen Mueller

IN WITNESS THEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written. Witness my hand and official seal:



*to signature as possible*

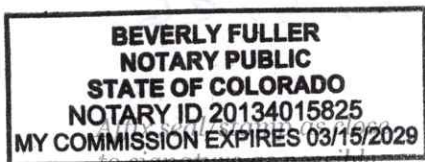
Notary Public for Colorado: Beverly Fuller Colorado  
My commission expires: March 15, 2029

## Co-Owner Notary Signature (if applicable)

STATE OF COLORADO )  
 ) ss.  
County of Jefferson )

On this 15 day of May, 2026, before me, a Notary Public in and for said state, personally appeared Gabriella Mueller, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he/she executed the same.

IN WITNESS THEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written. Witness my hand and official seal:



*to signature as possible*

Notary Public for Colorado: Colorado Beverly Fuller  
My commission expires: March 15, 2029

\* = if property is owned by a corporation, company, trust, or other business entity the Statement of Authority in Exhibit C must be completed with notary signature

**SPECIAL WARRANTY DEED**

**State Doc Fee: \$192.00**

**THIS DEED, Made this 2nd day of December, 2024  
between Ian Hello Gonzalez**

**of the County of Jefferson and State of Colorado,  
grantor(s), and Stephen C. Mueller and Gabriella M. Mueller**

whose legal address is 1960 Mt Zion Drive, Golden, CO 80401

of the County of Jefferson and State of Colorado, grantee(s):

**WITNESS, that the grantor(s), for and in consideration of the sum of One Million Nine Hundred Twenty Thousand Dollars and No Cents (\$1,920,000.00), 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(s), his heirs and assigns forever, not in Tenant in Common but in Joint Tenancy, all the real property, together with improvements, if any, situate, lying and being in the County of Jefferson and State of Colorado, described as follows:**

**TRACT LOCATED IN THE SW1/4 OF SECTION 33, TOWNSHIP 3 SOUTH, RANGE 70 WEST OF THE 6TH P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**BEGINNING AT A POINT WHICH IS 4273.2 FEET N 60 DEGREES 10' W FROM THE SOUTHEAST CORNER OF SAID SECTION 33, THENCE S 17 DEGREES 1' E A DISTANCE OF 320 FEET TO A POINT, THENCE N 72 DEGREES 59' E A DISTANCE OF 261.5 FEET TO A POINT, THENCE N 17 DEGREES 1' W A DISTANCE OF 320 FEET TO A POINT, THENCE S 72 DEGREES 59' W A DISTANCE OF 261.5 FEET TO THE POINT OF BEGINNING.**

**TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS OVER THE ROAD AS PRESENTLY LOCATED, CONNECTING SAID TRACT WITH LOT 22, RAMSTETTER ADDITION GOLDEN COLORADO, AND ALSO AN EASEMENT 15 FEET IN WIDTH THROUGH SAID LOT 22, PROVIDED, HOWEVER, THAT THE GRANTORS IN WARRANTY DEED RECORDED JULY 30, 1959 IN BOOK 1210 AT PAGE 152, RECEPTION 767494 (ERNEST A. RAMSTETTER AND GLADYS E. RAMSTETTER) SHALL HAVE THE RIGHT TO ANY TIME TO RELOCATE ALL OR ANY PART OF THESE EASEMENT, IN WHICH EVENT THAT THE GRANTORS IN WARRANTY DEED RECORDED JULY 30, 1959 IN BOOK 1210 AT PAGE 152, RECEPTION NO. 767494 (ERNEST A. RAMSTETTER AND GLADYS E. RAMSTETTER) SHALL BE OBLIGATED TO CONSTRUCT A NEW ROAD OVER SUCH RELOCATED SECTIONS, COUNTY OF JEFFERSON, STATE OF COLORADO.**


also known by street and number as: 1960 Mt Zion Drive, Golden, CO 80401

**TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances except for taxes for the current year, a lien but not yet due and payable, subject to statutory exceptions as defined in CRS 38-30-113, revised.**

**TO HAVE AND TO HOLD** the said premises above bargained and described with the appurtenances, unto the grantee(s), his heirs and assigns forever. The grantor(s), for himself, his heirs, and personal representatives or successors, does covenant and agree that he shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantee(s), his heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, by, through or under the grantor(s).

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.

  
\_\_\_\_\_  
Ian Hello-Gonzalez

STATE OF COLORADO

COUNTY OF Jefferson ss.

The foregoing instrument was acknowledged before me this 2nd day of December, 2024, by Ian Hello Gonzalez.

My Commission expires: June 6, 2028

Witness my hand and official seal.

  
\_\_\_\_\_  
Notary Public

CORI ALICE BURDICK  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20244021628  
MY COMMISSION EXPIRES JUNE 6, 2028



**JEFFERSON COUNTY  
REAL PROPERTY  
NOTICE OF VALUATION  
THIS IS NOT A TAX BILL**

**SCOT KERSGAARD  
Assessor**

100 Jefferson County Parkway  
Golden, CO 80419-2500  
Info: 303-271-8600

Email: [assessor@jeffco.us](mailto:assessor@jeffco.us)  
Website: [assessor.jeffco.us](http://assessor.jeffco.us)

MUELLER STEPHEN C  
MUELLER GABRIELLA M  
1690 MT ZION  
GOLDEN CO 80401

TAX YEAR	TAX AREA	PIN/SCHEDULE	AIN/PARCEL ID	DATE
2025	4586	300000480	30-333-00-001	05/01/2025
PROPERTY ADDRESS		LEGAL DESCRIPTION		
1960 MT ZION DR GOLDEN CO 80401-1736		Section 33 Township 03 Range 70 Qtr SW Size: 83200 Value: 1.910 KEY=027		
PROPERTY CLASSIFICATION	CURRENT YEAR ACTUAL VALUE	PRIOR YEAR ACTUAL VALUE	CHANGE IN VALUE	
Residential				
TOTAL	\$1,613,310	\$1,522,910	+\$90,400	

**PROPERTY CHARACTERISTICS ARE SHOWN BELOW:**

Your property was valued as it existed on January 1st of the current year. Your taxes will be calculated using a percentage of current year actual value. A change in the residential assessment percentage is not grounds for appeal or abatement of taxes, C.R.S. §39-5-121(1). Real property includes both land and improvements. Improvements are defined as all structures, buildings, fixtures, fences, and water rights erected upon or affixed to land, whether or not title to such land has been acquired, C.R.S. §39-1-102(7).

**PROPERTY OWNERS, or their agent, may appeal online at [assessor.jeffco.us](http://assessor.jeffco.us). If you choose to appeal by mail to the address above, or deliver to drop box in the atrium of the address above, it must be postmarked/dropped off no later than JUNE 8, 2025. Please do not file online AND by mail.**

PLEASE REVIEW THE PROPERTY INVENTORY BELOW (if any), MAKE ANY NECESSARY CORRECTIONS, AND RETURN TO THE JEFFERSON COUNTY ASSESSOR'S OFFICE.

Total # Buildings: 1      Total # Sections: 1      Total Above Grade Square Footage: 2170      Total # Units: 1

**Inventory below is Building 1, Section 1**

Type: Single Family  
Style: 1 Story/Ranch  
Construction Class: Brick      Year Built: 1959

Area Description	Square Feet	Category	Type	Category	Units
Attached Garage	384	HVAC Systems	Hot Water	1/2 Bath (2 fixture)	1
Basement Garage	672			3/4 Bath (3 fixture)	1
Covered Porch	174			Bedroom (Above Grade)	3
Deck	384			Fireplace (Above Grade)	1
First Floor	2,170			Full Bath+K+L	1

APPEAL FORM  
YOU MUST SUBMIT YOUR APPEAL BY JUNE 8, 2025



300000480

PIN # 300000480 OWNER: MUELLER STEPHEN C

PROPERTY CLASSIFICATION: 1212 Single Family Residential  
PROPERTY ADDRESS: 1960 MT ZION DR

APPRAISAL PERIOD: Your property has been valued as it existed on January 1, of the current year, based on sales and other information gathered from the 24-month period beginning July 1, 2022 and ending June 30, 2024 (the base period). The current year value represents the market value of your property that is an estimate of what it would have sold for on the open market on June 30, 2024. If data is insufficient during the base period, assessors may use data going back in six-month increments from the five-year period ending June 30, 2024. Sales have been adjusted for inflation and deflation when there has been an identifiable trend during the base period, per Colorado Statute. You may file an appeal with the Assessor if you disagree with the current year value or the property classification determined for your property.

What is your estimate of the value of your property as of June 30, 2024: \$ \_\_\_\_\_

Reason for filing an appeal: \_\_\_\_\_

ALL PROPERTY TYPES (Market Approach)

The market approach utilizes sales of similar properties from July 1, 2022 through June 30, 2024 (the base period) to develop an estimate of value. Colorado Law requires the assessor to exclusively use the market approach to value residential property. All sales must be adjusted to inflation or deflation to the end of the data-gathering period, June 30, 2024. If you believe that your property has been incorrectly valued, and are aware of sales of similar properties that occurred in your immediate neighborhood during the base period, please list them below.

<u>PIN #</u>	<u>Property Address</u>	<u>Date Sold</u>	<u>Sale Price</u>

COMMERCIAL PROPERTY (does not include single-family homes, condominiums or apartments)

Commercial and industrial properties are valued based on the cost, market and income approaches to value. Using the income approach, the net operating income is capitalized into an indication of value. If your commercial or industrial property was not leased from July 2022 through June 2024, please see the market approach section above. If your property was leased during the data gathering period, please attach an operating statement indicating your income and expense amounts. Also, please attach a rent roll indicating the square footage and rental rate for each tenant-occupied space. If known, attach a list of rent comparables for competing properties. You may also submit any appraisals performed in the base period on the subject property, and any other information you wish the Assessor to consider in reviewing your property value. If you would like information about the approach used to value your property, please contact your county assessor.

Please provide contact information if an on-site inspection is necessary:

Print Name \_\_\_\_\_ Daytime Telephone \_\_\_\_\_

ATTESTATION: I, the undersigned owner/agent of this property, state that the information and facts contained herein and on any attachment constitute true and complete statements concerning the described property. I understand that the current year value of my property may increase, decrease, or remain unchanged, depending upon the Assessor's review of all available information pertinent to the property.  Owner  Agent

Signature \_\_\_\_\_ Date \_\_\_\_\_ Owner Email Address \_\_\_\_\_

OWNER AUTHORIZATION OF AGENT: \_\_\_\_\_  
Print Owner Name \_\_\_\_\_ Owner Signature \_\_\_\_\_

Print Agent Name \_\_\_\_\_ Agent Signature \_\_\_\_\_ Date \_\_\_\_\_ Agent Daytime Telephone \_\_\_\_\_

Agent Address \_\_\_\_\_ Agent Email Address \_\_\_\_\_

If mailed, it must be postmarked no later than June 8, 2025

Send to: SCOT KERSGAARD, Assessor, 100 Jefferson County Parkway, Golden, CO 80419-2500

**The Assessor must make a decision on your appeal and mail a Notice of Determination to you by August 15.**

**RETAIN A COPY OF THE NOTICE OF VALUATION AND YOUR APPEAL FOR YOUR RECORDS**

If a property owner does not timely object to their property's valuation by June 8\* under section 39-5-122, C.R.S., they may file a request for an abatement under section 39-10-114, C.R.S., by contacting the county assessor. A request for an abatement may not be filed until after January 1, 2026.

\*If June 8 falls on a weekend or a holiday, the deadline will extend to the next business day.

**PIN: 300000480 AIN: 30-333-00-001 TAG: 4586 Bill #: 2378704 Mort Code:**

Property Address: **1960 MT ZION DR**

Legal Description

Section 33 Township 03 Range 70 Qtr SW Size: 83200 Value: 1.910 KEY=027

**Current Owner**

MUELLER STEPHEN C  
MUELLER GABRIELLA M

Full legal description may not be shown on this statement.  
See reverse side of this form for additional information.

Tax Authority / Other Charges	\$ per thousand of assessed value		Original Amount Due	Valuation	Actual
	Tax Mill Levy				
R1 SCHOOL BOND REDEMPTION FUND	6.9500		790.48	Total	1,613,310
R1 SCHOOL GENERAL FUND	37.3990		4,253.69	Messages	
*CAPITAL EXPENDITURES	0.4290		43.26		
*COUNTY GENERAL FUND	16.4480		1,658.48		
DEPT OF SOCIAL SERVICES	1.7100		172.42		
DEVELOPMENTAL DISABILITY FUND	1.0000		100.83		
LIBRARY FUND	4.5000		453.74		
*ROAD & BRIDGE FUND	2.8910		291.51		
*LAW ENFORCE AUTHORITY	2.4990		251.98		
URBAN DRAINAGE&FLOOD C SO PLAT	0.1000		10.08		
URBAN DRAINAGE&FLOOD CONT DIST	0.9000		90.75		
Sub Total		74.8260	8,117.22		
<b>Total</b>			<b>8,117.22</b>		

- Jeffco Treasurer is open Monday - Thursday 7:30 AM - 5 PM. County offices are closed on Fridays.
- Contact the Assessor for property value information at [www.jeffco.us/assessor](http://www.jeffco.us/assessor) or 303-271-8600.
- Online payments <https://treasurerpropertysearch.jeffco.us>
- Please put your 9 digit PIN number from the coupon on the check.
- If you no longer own this property and sold it in 2025, please disregard this notice. The new owner is responsible for paying the taxes.

Type	Charge/Adjustment
Original	8,117.22

Current Tax Year Amount	8,117.22
Payments	0.00
<b>Current Year Taxes Due</b>	<b>8,117.22</b>

\* Represents a Mill Levy Temporary Adjustment

**THIS IS THE ONLY NOTICE THAT YOU WILL RECEIVE**

RETAIN TOP PORTION FOR YOUR RECORDS - IF PAYING IN PERSON BRING ENTIRE TAX STATEMENT

Make Checks Payable To:  
JEFFERSON COUNTY TREASURER  
100 Jefferson County Pkwy, Ste 2520  
Golden, CO 80419-2520

DETACH HERE AND RETURN THIS COUPON WITH YOUR PAYMENT

**REAL PROPERTY TAXES DUE IN 2026**  
Tax Year / Payable  
2025 2026

**PIN**  
300000480

**AIN**  
30-333-00-001

DV

2nd Half Coupon **2**

SECOND HALF DUE BY JUNE 15, 2026 \$4,058.61

STEPHEN C MUELLER  
1960 MT ZION DR  
GOLDEN CO 80401

300000480000008117223000040586112

Make Checks Payable To:  
JEFFERSON COUNTY TREASURER  
100 Jefferson County Pkwy, Ste 2520  
Golden, CO 80419-2520

DETACH HERE AND RETURN THIS COUPON WITH YOUR PAYMENT

**REAL PROPERTY TAXES DUE IN 2026**  
Tax Year / Payable  
2025 2026

**PIN**  
300000480

**AIN**  
30-333-00-001

DV

Full Payment or 1st Half Coupon **1**

FIRST HALF DUE BY MARCH 2, 2026  \$4,058.61  
FULL AMOUNT DUE BY APRIL 30, 2026  \$8,117.22

STEPHEN C MUELLER  
1960 MT ZION DR  
GOLDEN CO 80401

300000480000008117223000040586112

# **Exhibit A Property Deed & Optional Map**

*[petitioner to attach property deed and optional map of property]*

## **Exhibit B**

# **Jefferson County Property Value Assessment**

*[petitioner to attach latest property value assessment]*

