

Jordon Arapahoe
 2073-30-2
 -3
 Cattle grazing

This area is located on the south side of Arapahoe Rd approximately one mile west of Parker Rd. It is in a commercial area referred to as the Centennial Airport Center with land values of approximately \$261,360/acre or \$6.00 sq ft.

Throughout this area are several parcels that rotate cattle back and forth during the year. The grazing is very minimal and they stay a short time or are supplemented with additional feed during their stay. Below is an example of four parcels.

JORDAN ARAPAHOE

	ACREAGE	ACTUAL VALUE	ASSESSED VALUE	TAX
AG LAND	1.35	96.00	28.00	3.62
MARKET				
LAND	1.35	<u>352,822.00</u>	<u>102,318.00</u>	<u>12,348.00</u>
DIFFERENCE		352,726.00	102,290.00	12,344.38
AG LAND	2.23	159.00	50.00	6.23
MARKET				
LAND	2.23	<u>582,832.00</u>	<u>169,021.00</u>	<u>20,398.00</u>
DIFFERENCE		58,267.00	582,782.00	20,392.47
AG LAND	4.4	314.00	90.00	10.86
MARKET				
LAND	4.4	<u>1,149,984.00</u>	<u>333,495.00</u>	<u>40,248.00</u>
DIFFERENCE		1,149,670.00	33,405.00	40,237.14
AG LAND	6.72	480.00	\$140.00	16.90
MARKET				
LAND	6.72	<u>1,756,339.00</u>	<u>\$509,338.00</u>	<u>61,470.51</u>
DIFFERENCE		1,755,859.00		61,453.62
		Total of 4 parcels tax with Ag		\$37.61
		Total of 4 parcels tax without Ag		\$134,464.00
		Loss of Revenue		\$134,426.39



Corner of Briarwood Ave & Atchison St. Both east and west side of these parcels are Commercial buildings.



West of Atchison. Cattle and Commercial buildings.



Other buildings on west side of parcels.



Buildings East side of Atchison.

