

Property Record Card

Eagle County

**ALDIR, OLEGARIO
VAZQUEZ - SANTOS,
MARCELA MARIA GARZA**

Account: R059268
Tax Area: SC202 - VAIL (TOWN) &
LIONSHEAD TIF - SC202
Acres: 0.172

Parcel: 2101-072-22-005
Situs Address:
000825 FOREST RD #5
VAIL AREA, 0

825 W FOREST RD UNIT 5
VAIL, CO 81657-5770

Value Summary

Value By:	Market	Override
Condo (1)	\$7,932,250	N/A
Land (1)	\$0	N/A
Extra Feature (1)	\$4,120	N/A
Extra Feature (2)	\$6,870	N/A
Extra Feature (3)	\$4,120	N/A
Extra Feature (4)	\$4,120	N/A
Extra Feature (5)	\$10,990	N/A
Total	\$7,962,470	\$7,962,470

Legal Description

DESC: PHASE II
Subdivision: GORE CREEK PLACE Unit: 5



Sale Data

Doc. #	Sale Date	Deed Type	Validity	Verified	Sale Price	Ratio	Adj. Price	Ratio	Time Adj. Price	Ratio
201418847	10/30/2014	WD	UI	Y	\$5,300,000	150.24	\$5,300,000	150.24	\$5,300,000	150.24
200701128	01/11/2005	SWD	QV	Y	\$4,500,000	176.94	\$4,500,000	176.94	\$6,928,650	114.92

Condo Occurrence 1

Abstract Code	1230 - CONDOS-IMPROVEMENTS	Percentage	100
Use Code	1000 - RESIDENTIAL	Neighborhood	41997 - GORE CREEK PLACE
Building Type	123000 - CONDOMINIUM	Arch Style	26 - CONDO
Exterior Wall	10 - WOOD SD GD	Percentage	90.0

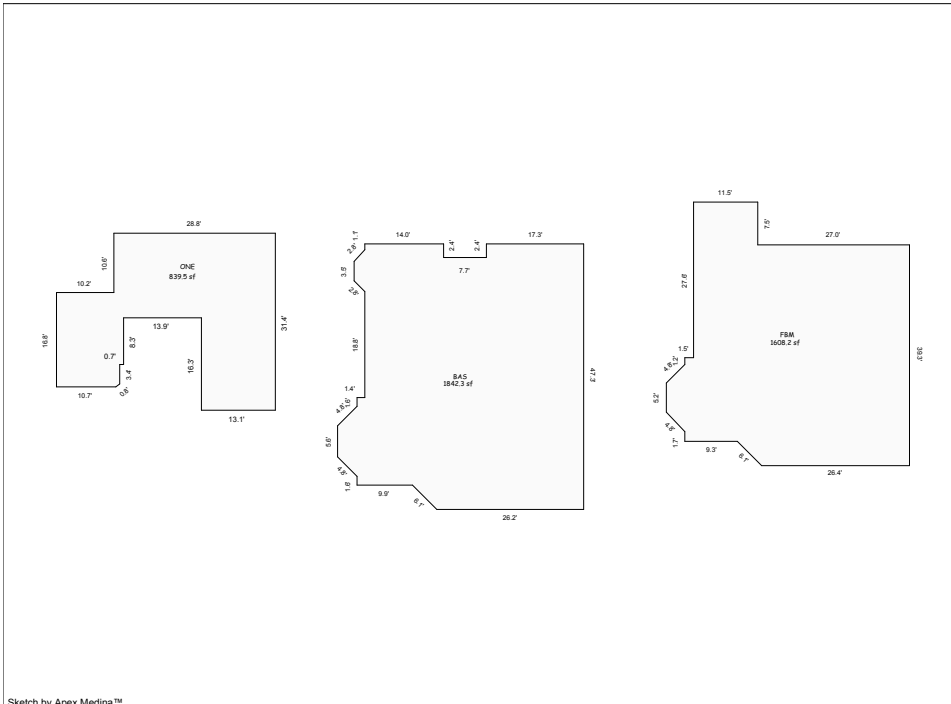
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Condo Occurrence 1

Roof Cover	31 - STONE VEN	Roof Structure	10.0
Interior Wall	9 - CEDAR SHAK	Percentage	3 - GABLE/HIP
Floor	5 - DRYWALL	Percentage	100.0
Heating Fuel	14 - CARPET INV	Percentage	40.0
Air Conditioning	12 - HARDWOOD	Heating Type	60.0
Bedrooms	3 - GAS	Actual Year Built	8 - RAD WATER
Construction Quality	3 - CENTRAL	Bathrooms	2006
Fixtures	5	Effective Year Built	5.5
Units	7 - EXCELLENT	Rooms	2006
Super Neighborhood	25	Units	8
Use Code	1	Stories	1
	4225 - LIONSHEAD-CASCADE CONDO & TH	Garage	3 - STORIES 3
	1000 - RESIDENTIAL		2 - GARAGE 501-650

SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
FBM	1606	1285	1606	1606
BAS	1851	1851	1851	1851
ONE	830	830	830	830
Total	4,287.00	3,966.00	4,287.00	4,287.00
	Value	Rate	Rate	Rate
	\$7,932,250	1,850.30	2,000.06	1,850.30



Land Occurrence 1

Abstract Code	1130 - CONDO-LAND	Percentage	100.0
Use Code	1000 - RESIDENTIAL	Neighborhood	41997 - GORE CREEK PLACE
Land Code	11311997 - GORE CREEK PLACE	Super Neighborhood	4225 - LIONSHEAD CASCADE CONDO & TH
Size	0.172		

SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
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Land Occurrence 1

Land L		0.5			
Total		0.50			
	Value	Rate	Rate	Rate	Rate
	\$0				

Extra Feature Occurrence 1

XFOB Code	120 - FIREPL. G.	Abstract Code	1230 - CONDOS-IMPROVEMENTS	
Percentage	100.0	Use Code	1000 - RESIDENTIAL	
Neighborhood	41997 - GORE CREEK PLACE			
SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
XFOB Units	1			
Total	1.00			
	Value	Rate	Rate	Rate
	\$4,120	4,120.00		

Extra Feature Occurrence 2

XFOB Code	130 - FIREPL. EX	Abstract Code	1230 - CONDOS-IMPROVEMENTS	
Percentage	100.0	Use Code	1000 - RESIDENTIAL	
Neighborhood	41997 - GORE CREEK PLACE			
SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
XFOB Units	1			
Total	1.00			
	Value	Rate	Rate	Rate
	\$6,870	6,870.00		

Extra Feature Occurrence 3

XFOB Code	470 - HOT TUB G	Abstract Code	1230 - CONDOS-IMPROVEMENTS	
Percentage	100.0	Use Code	1000 - RESIDENTIAL	
Neighborhood	41997 - GORE CREEK PLACE			
SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
XFOB Units	1			
Total	1.00			
	Value	Rate	Rate	Rate
	\$4,120	4,120.00		

Extra Feature Occurrence 4

XFOB Code	410 - STEAM SH G	Abstract Code	1230 - CONDOS-IMPROVEMENTS	
Percentage	100.0	Use Code	1000 - RESIDENTIAL	
Neighborhood	41997 - GORE CREEK PLACE			
SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
XFOB Units	1			
Total	1.00			
	Value	Rate	Rate	Rate
	\$4,120	4,120.00		

Extra Feature Occurrence 5

XFOB Code	140 - DUMBWAIT 2	Abstract Code	1230 - CONDOS-IMPROVEMENTS
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Extra Feature Occurrence 5

Percentage 100.0 Use Code 1000 - RESIDENTIAL
Neighborhood 41997 - GORE CREEK PLACE

SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
XFOB Units	1			
Total	1.00			
	Value	Rate	Rate	Rate
	\$10,990	10,990.00		

Abstract Summary

Code	Classification	Actual Value	Taxable Value	Actual Override	Taxable Override
1130	CONDO-LAND	\$0	\$0	NA	NA
1230	CONDOS-IMPROVEMENTS	\$7,962,470	\$633,810	NA	NA
Total		\$7,962,470	\$633,810	NA	NA