

Property Record Card

Eagle County

BLUE OX 417 LLC

45 THE PT
CORONADO, CA 92118-3216

Account: R064678

Tax Area: SC202 - VAIL (TOWN) &
LIONSHEAD TIF - SC202

Acres: 0.023

Parcel: 2101-072-23-084

Situs Address:
000728 W LIONSHEAD CIR #R-417
VAIL AREA, 0

Value Summary

Value By:	Market	Override
Land (1)	\$0	N/A
Condo (1)	\$4,409,720	N/A
Extra Feature (1)	\$4,210	N/A
Total	\$4,413,930	\$4,413,930

Legal Description

Subdivision: WDL VAIL CONDOMINIUM Unit: R-417



Sale Data

Doc. #	Sale Date	Deed Type	Validity	Verified	Sale Price	Ratio	Adj. Price	Ratio	Time Adj. Price	Ratio
201323752	11/20/2013	WD	QV	Y	\$4,250,000	103.86	\$4,225,000	104.47	\$4,491,175	98.28
201021587	10/20/2010	SWD	UI	Y	\$4,016,300	109.90	\$4,016,300	109.90	\$4,016,300	109.90

Land Occurrence 1

Abstract Code	1130 - CONDO-LAND	Percentage	100.0
Use Code	1000 - RESIDENTIAL	Neighborhood	42039 - WDL VAIL CONDOS (AK RITZ)
Land Code	11302135 - WDL VAIL CONDOS (AKA RITZ)	Super Neighborhood	4225 - LIONSHEAD CASCADE CONDO & TH
Size	0.023	Zoning	6 - CONDO

SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
Land A	0.023			

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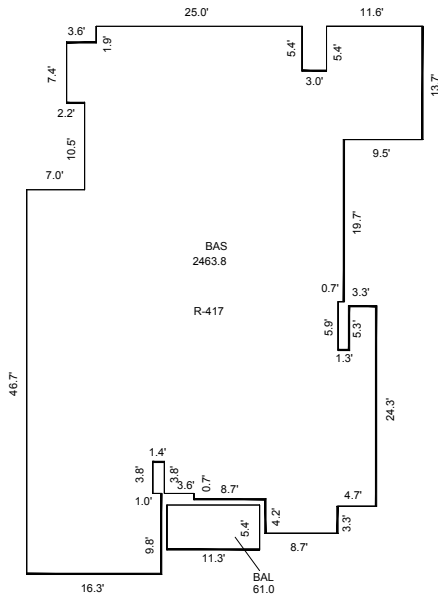
Land Occurrence 1

Total		0.023			
	Value	Rate	Rate	Rate	Rate
	\$0				

Condo Occurrence 1

Abstract Code	1230 - CONDOS-IMPROVEMENTS	Percentage	100
Use Code	1000 - RESIDENTIAL	Neighborhood	42039 - WDL VAIL CONDOS (AKA RITZ)
Building Type	123000 - CONDOMINIUM	Arch Style	26 - CONDO
Exterior Wall	16 - FRM STUCCO	Percentage	100
Roof Cover	6 - ASP SHGL	Roof Structure	3 - GABLE/HIP
Interior Wall	5 - DRYWALL	Percentage	100
Floor	12 - HARDWOOD	Percentage	100
Heating Fuel	3 - GAS	Heating Type	3 - FORCED AIR
Actual Year Built	2010	Bedrooms	4
Bathrooms	4.5	Construction Quality	7 - EXCELLENT
Effective Year Built	2010	Fixtures	9
Rooms	6	Units	1
Units	1	Super Neighborhood	4225 - LIONSHEAD-CASCADE CONDO & TH
Stories	1 - STORIES 1	Use Code	1000 - RESIDENTIAL

SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
BAL	61.0			
BAS	2463.8	2463.8	2463.8	2463.8
Total	2,524.80	2,463.80	2,463.80	2,463.80
	Value	Rate	Rate	Rate
	\$4,409,720	1,746.56	1,789.80	1,789.80



Sketch by Apex IV™

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Extra Feature Occurrence 1

XFOB Code	120 - FIREPL. G.	Abstract Code	1230 - CONDOS-IMPROVEMENTS
Percentage	100	Use Code	1000 - RESIDENTIAL
Neighborhood	42039 - WDL VAIL CONDOS (AKA RITZ)		

SubArea	ACTUAL	EFFECTIVE	HEATED	FOOTPRINT
XFOB Units	1			
Total	1.00			
	Value	Rate	Rate	Rate
	\$4,210	4,210.00		

Abstract Summary

Code	Classification	Actual Value	Taxable Value	Actual Override	Taxable Override
1130	CONDO-LAND	\$0	\$0	NA	NA
1230	CONDOS-IMPROVEMENTS	\$4,413,930	\$351,350	NA	NA
Total		\$4,413,930	\$351,350	NA	NA