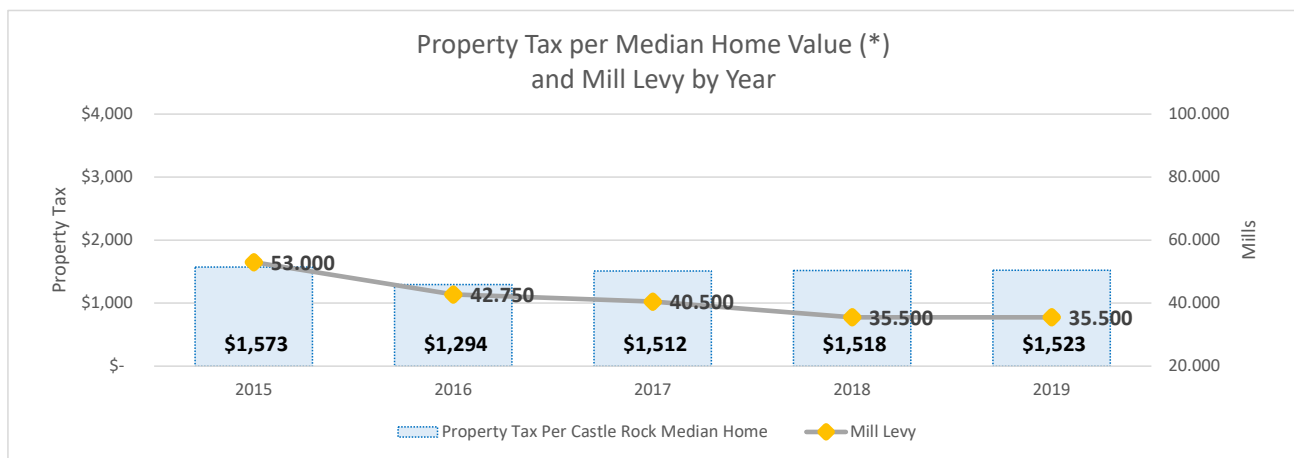


Maher Ranch Metro District 4
(Sapphire Pointe)
Metro District Information
December 31,

	Historical Data				Current Year Under Review
	2015	2016	2017	2018	2019
GENERAL INFORMATION					
PLATTED UNITS	858	858	858	858	864
TOTAL UNITS BUILT (CO)	835	853	857	858	860
% OF PLATTED BUILT	97.3%	99.4%	99.9%	100.0%	99.5%
ASSESSED VALUATION	\$ 24,090,750	\$ 29,153,580	\$ 30,375,310	\$ 32,323,160	\$ 32,439,900
PERCENT CHANGE FROM PY	0.49%	21.02%	4.19%	6.41%	0.36%
MILL LEVY					
OPERATIONS MILL	0.500	0.500	0.500	0.500	0.500
DEBT SERVICE MILL	52.500	42.250	40.000	35.000	35.000
ESTIMATED PROPERTY TAX REVENUE	\$ 1,276,810	\$ 1,246,316	\$ 1,230,200	\$ 1,147,472	\$ 1,151,616
TOTAL DEBT OUTSTANDING	\$ 19,380,000	\$ 18,260,000	\$ 17,904,000	\$ 17,219,000	\$ 16,498,000
RATIO ANALYSIS					
DEBT PER PLATTED UNIT	22,587	21,282	20,867	20,069	19,095
DEBT PER UNIT BUILT	23,210	21,407	20,891	20,069	19,184
DEBT TO ASSESSED VALUE	0.80	0.63	0.59	0.53	0.51
PROPERTY TAX PER MEDIAN HOME	\$ 1,573.38	\$ 1,294	\$ 1,512	\$ 1,518	\$ 1,523
MEDIAN HOME VALUE	\$ 296,864	\$ 302,692	\$ 373,254	\$ 427,537	\$ 428,977



* Median Home Value for the Town of Castle Rock