

AN ORDINANCE MAKING CERTAIN FINDINGS IN CONNECTION WITH LOCAL IMPROVEMENT DISTRICT NO. 2004-1 (LAST CHANCE EXTENSION) FOR FREMONT COUNTY, IDAHO, INCLUDING THE NAMING OF SAID DISTRICT, THE CREATION OF SAID DISTRICT, THE HEARING OF PROTESTS AND THE FINDINGS MADE THEREAFTER IN CONNECTION THEREWITH; PROVIDING THE METHOD OF DETERMINING THE VALUE OF REAL PROPERTY IN SAID DISTRICT, THE OUTSTANDING AND UNPAID ASSESSMENTS PRESENTLY AN OBLIGATION OF PROPERTY INCLUDED IN SAID DISTRICT, AND DETERMINING THAT ASSESSMENTS UPON PROPERTY IN SAID DISTRICT TOGETHER WITH THOSE BEING LEVIED DO NOT EXCEED THE ACTUAL VALUE OF THE REAL PROPERTY IN SAID DISTRICT, INCLUDING THE VALUE OF THE IMPROVEMENTS THEREON; SETTING OUT THE IMPROVEMENTS TO BE MADE AND THE PROPERTY ASSESSED WITHIN SAID LOCAL IMPROVEMENT DISTRICT; CONFIRMING THE ASSESSMENT ROLL FOR SAID DISTRICT, LEVYING THE ASSESSMENTS CONTAINED THEREIN, PROVIDING FOR THE PAYMENT AND NOTICE OF SAID ASSESSMENTS AND PROVIDING FOR THE FINALITY OF THE DETERMINATION OF THE REGULARITY, VALIDITY AND CORRECTNESS OF SAID ASSESSMENT ROLL, RATIFYING THE PROCEEDINGS TAKEN IN CONNECTION WITH THE CREATION, PREPARATION AND ADOPTION OF THE ASSESSMENT ROLL, THE HEARING HELD THEREON AND THE NOTICE OF SAID HEARING AS TO SAID LOCAL IMPROVEMENT DISTRICT; PROVIDING SEPARABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in accordance with the provisions of Section 50-1712, Idaho Code, Forsgren Associates, Inc. (the "Engineer") filed and certified to the Board of County Commissioners (the "Board") of Fremont County, Idaho (the "County"), the Assessment Roll for Local Improvement District No. 2004-1 (the "District") for the County, and the Board did fix December 1, 2004, at the Island Park City Building, Island Park, Idaho, at 7:00 o'clock p.m., as the time and place it would hear objections to said Assessment Roll, the assessments contained therein, and the regularity of the proceedings taken in making said assessments; and

WHEREAS, said Assessment Roll having been filed in the office of the Clerk of the County and the Clerk having given notice published and mailed to the property owners within said District, in accordance with Section 50-1713, Idaho Code, of the time and place the Board would hear and consider objections to said Assessment Roll and the time and place property owners could file objections to said Assessment Roll, the Board having held the scheduled hearing on December 1, 2004, and the Board having heard all objections to said Assessment Roll, and having received the recommendations of the Engineer, and having made all necessary and proper modifications and corrections to the Assessment Roll as a result of hearing any objections thereto, did confirm the Assessment Roll and the individual assessments in the final

form that said Assessment Roll and the individual assessments were certified to it by the Engineer, including any such necessary and proper modifications and corrections, and that the Board did thereafter order said Assessment Roll as modified, corrected and confirmed by it filed with the County Treasurer; and

WHEREAS, the Board now desires to pass an Ordinance levying said assessments, confirming said Assessment Roll and making certain findings in connection with said District.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF FREMONT COUNTY, IDAHO, as follows:

**Section 1. Creation of District.** The District mentioned in the premises of this Ordinance is hereby named and shall hereafter be known as "Local Improvement District No. 2004-1 for Fremont County, Idaho," the organization of the District having been initiated by the Board and a Resolution adopted by an affirmative vote of a majority of the members of the Board, and said District having been created by passage and approval of Ordinance No. 2004-03 on June 14, 2004 (the "Establishing Ordinance").

**Section 2. Protest Hearing.** That on December 1, 2004, the Board held a hearing, the notices (both publication and mailing to property owners) of said hearing as given by the Clerk being hereby ratified and confirmed, to hear all protests and objections to the Assessment Roll, the assessments contained therein, and the regularity of the proceedings taken in making such assessments of the District, at which hearing the Board found the Assessment Roll to be valid and correct upon and after including any necessary and proper modifications and corrections to it, and that each lot or parcel of land set forth therein is benefited to the amount of the assessment levied thereon.

**Section 3. Certification of Value.** Pursuant to Section 50-1711, Idaho Code, the County Assessor of Fremont County, Idaho, certified that the actual market value of the real property in the District, exclusive of the improvements to be made thereon, is in the amount of at least \$1,806,640, and that this method of determining the actual market value of said real property within the District is hereby found to be a valid one; that as certified by the Treasurer of Fremont County, there are no outstanding and unpaid local improvement district assessments which are presently an obligation of the property included in the District, that the portion of the estimated cost of the improvements, administration and related expenses to be assessed in the District, excluding penalties and interest, is in the amount of \$462,792.62, and that the amount of the outstanding and unpaid assessments together with the amount of that portion of the cost of improvements herein authorized to be made and to be assessed does not exceed the actual value of the real property in said District, including the value of the improvements thereon.

**Section 4. Description of Property and Improvements.** The property to be assessed and the improvements (the "Project") to be made within the District, as provided by the Establishing Ordinance, are as follows:

(a) BOUNDARIES: See the description attached hereto as Exhibit "A" and made a part hereof.

(b) PROJECT: The installation and construction of wastewater collection facilities for extension of collection lines in the Last Chance service area including the following and other related improvements: (1) the 8" sewer line in Robbins Circle, part of the Robbins subdivision has been extended approximately 1,605 feet; (2) in the Box Canyon Ranches Subdivision the 8" sewer has been extended north from the Last Chance Ranch Subdivision #3 between two lots and then east and west along Raccoon. The total extension in the Box Canyon Ranch Subdivision is approximately 915 feet; (3) in the Last Chance Ranch Subdivision #3 the 8" sewer replaces approximately 260 feet of the existing sewer in the Old Highway alignment. The 8" sewer also has been extended in Willow Drive, Cypress Drive, Cedar Drive, and Chestnut Drive. The total extension in the Last Chance Ranch Subdivision #3 is approximately 2,765 feet; (4) in the Last Chance Ranch Subdivision #4 the 8" sewer extends across US Highway 20 and then north along the west side of US Highway 20. This segment includes approximately 85 feet of bore and casing under US Highway 20 and approximately 1,255 feet of open trench construction sewer line; (5) in the Last Chance Ranch Subdivision #7 the 8" sewer has been extended along Lodgepole drive, Harriman Drive, and Smylie Drive a total of approximately 1,290 feet.

The total costs and expenses of the above Project in the District and related expenses authorized and ordered by said Establishing Ordinance and amounts for contingencies and reserves are in the amount of \$462,792.62, of which the sum of \$-0- is estimated to be paid from state, federal, County or other sources and the remaining amount, \$462,792.62, which together with the interest thereon at the rate provided in the bonds to be issued, shall be paid from the proceeds of the assessments hereinafter levied, for making the above-described Project. It is, therefore, expressly found and determined after public hearing as aforesaid that each lot, tract or parcel of real property within the boundaries of said District, on the benefits derived basis and formula as outlined in paragraph (a) below in a shared amount of the aforesaid amount of said costs and expenses, incurred for acquiring, constructing and installing the aforesaid Project, with interest on the unpaid principal balance at the rate to be established upon the sale and issuance of bonds as aforesaid, such method of assessment being deemed to be the benefit that each such owner of real property will be assessed in an amount not greater than the real property or its owner will be actually benefited by said Project, provided that the total cost (contract price, engineering and clerical, advertising, printing, inspection, collecting assessments and interest thereon, reserves, legal services and contingencies) of acquiring, constructing and installing the Project shall be assessed and charged directly to the property so benefited thereby taking into consideration any prior payments. The benefits derived formula is:

(a) A proportionate amount of the aforesaid amount of said costs and expenses, incurred for acquiring, constructing and installing the aforesaid Project, based on the number of "equivalent dwelling units" ("EDUs") allocated to such property. For rural residential zoned lots that are platted at less than the minimum 0.5-acre lot size a single EDU value will be assigned. For rural residential zoned lots that are platted larger than the minimum lot size, the total lot acreage is divided by the minimum 0.5-acre lot size and the quotient rounded

down to the nearest whole number, which are the number of EDU's assigned to the lot. For example, a rural residential zoned lot of 2.7 acres was divided into four 0.5-acre parcels and one 0.7-acre parcel for a total of five EDU's. Since the commercial lots in the District have not yet been developed, EDU's are allocated to those lots based on the number of EDU's per acre allocated to developed lots in the vicinity under the EDU ordinance. The product of the EDU per acre value and the individual lot acreage will then be rounded up to the nearest 0.5 EDU value to be consistent with the current Fremont County EDU assignment method under the EDU ordinance. Under this method a value of 4.85 EDU's per acre has been determined. This provides a proportionate distribution of cost for the benefit realized by each property. For example a property of 0.52 acres would be assessed a value equivalent to 2.5 EDU's and a property of 1.28 acres would be assessed a value equivalent to 6 EDU's. This levies a proportionally higher cost to the larger property which would realize a greater benefit due to its greater development potential. The benefits derived formula shall be as follows: All property within the District having, or projected to have, one or more EDUs, as described above, will derive a benefit from the Project. The benefit derived for each such parcel of real property is related directly to the number of EDUs allocated to that particular parcel of real property. An equal benefit is derived from each such EDU. The total amount to be assessed for the Project is therefore be divided by the total number of EDUs allocated to all property within the District. The resulting amount constitutes the basic assessment amount required for each EDU allocated to each parcel as described above. Any parcel of real property having multiple or more than one EDU is assessed an amount equivalent to the product of the EDU amount for a parcel and the number of EDUs which that parcel has. In addition, certain parcels within the proposed district were levied/assessed a 1987 bond levy or assessment and others did not. Those lots which did receive the 1987 levy/assessment receive credit for such levy increased by the ENR Construction Cost Index through May 1, 2004. Those lots which did not receive the 1987 levy/assessment are assessed an additional amount equal to the pro rata amount of the credit given to the lots which did pay the 1987 levy/assessment.

**Section 5. Confirmation of Assessment Roll.** The Board hereby confirms, as modified and corrected, the final Assessment Roll certified and filed with the County Clerk for the District, and hereby orders the levy of the assessments shown in said final Assessment Roll and thereby levies against each lot, tract or parcel of real property shown in said Roll the amount of assessment listed therein.

**Section 6. Lien and Procedure for Payment of Assessments.** The County Clerk shall immediately file with the Fremont County Recorder a notice of assessment lien, in substantially the form set forth on Exhibit "B" hereto, which shall contain the date of this Ordinance and a description of the boundaries of this District. The County Clerk shall also immediately certify and file said Assessment Roll with the County Treasurer, and the assessments therein contained shall be immediately due and payable to said County Treasurer thirty (30) days from the date of the adoption of this Ordinance and if the whole of said assessments are not paid within thirty (30) days thereafter, such assessments shall become delinquent and shall be collected in the same

manner and with the same penalties and interest added thereto as hereinafter provided for delinquent assessments; provided, however, that all such assessments, or any part thereof, may, at the election of the owner, be paid in installments, with interest, as hereinafter provided. Failure to pay the whole assessment within thirty (30) days from the date of the adoption of this Ordinance shall be conclusively presumed and considered and held to be an election on the part of all persons interested, whether under disability or otherwise, to pay in such installments. In case of such election to pay in installments, the unpaid assessment shall be payable to the said County Treasurer in twenty (20) substantially equal annual installments of principal, the first installment of principal of which shall be due and payable on or before January 12, 2006, and the remainder of said installments shall be due and payable successively on or before the same day in each year thereafter until paid in full, with interest in all cases on the unpaid and deferred installments of principal computed from January 12, 2005, at the same rate as that to be borne by any special assessment bonds hereafter authorized (which interest rate shall be presumed to be 5.50% per annum until said bonds are actually issued), payable annually at the office of said County Treasurer, with the first annual payment of interest being due and payable on January 12, 2006, and the remainder of said annual payments of interest being due and payable on January 12, in each year thereafter. The amount of installment payments of assessments due in any one year may be reduced pro rata by the County to the extent that the County receives funds from sources, other than payment of assessments, which have been designated to be used for payment of the bonds of the District. Any installment not paid within twenty (20) days after the installment payment is due shall be considered delinquent, and a two percent (2%) penalty will be added to the amount of said installment. Failure to pay any installment, whether of principal or interest, when due, shall cause the whole amount of the unpaid principal to become due and payable immediately, and the County shall proceed to collect all of the said unpaid assessments, both principal and interest, and all penalties, in the manner provided by the Local Improvement District Code of the State of Idaho (Idaho Code Sections 50-1701, et seq.) and all laws amendatory thereof and supplemental thereto. Before the issuance of such bonds, the owner of any piece of property liable for any assessment may redeem his property from such liability by paying all the installments of assessments which are due, plus any penalties and interest which may be payable on the same, and also the amount of installments not due with interest on the latter at the rate provided in the bonds, from the date of the last installment due to one (1) year after the next interest date of said bonds. After said bonds have been issued, such property may be redeemed by the owner thereof as provided by the Board, but the total amount to be paid shall be not less than the amount of all the installments of assessments which are due plus any penalties and interest which may be payable on the same, and also the amount of installments not due with interest on the latter at the rate provided in the bonds, from the date of the last installment due to one (1) year after the next interest date of said bonds.

**Section 7. Notification of Property Owners.** The County Treasurer shall, upon passage of the Assessment Roll, mail a postcard or letter to each property owner assessed in the District, at his post office address, if known, or if unknown, to the post office in the County, in accordance with the provisions of Section 50-1716, Idaho Code, stating the total amount of said property owners assessment, together with the substance of the terms of payments as hereinbefore set forth in substantially the form set forth on Exhibit "C" hereto. Subsequent notices of payment may list only current installments due. An affidavit of mailing of this notice shall be filed before the date

of delinquency in the office of said County Treasurer, in the file of the District, but the failure of the County Treasurer to give any notice required by Section 50-1716, Idaho Code, or to do any other act or thing required by said code section, shall not affect the validity of the assessments or installments thereof due or extend the time for payment, but may subject the County to liability to a taxpayer for any damage sustained by the latter by reason of such failure.

**Section 8. Appeal Procedure.** The confirmation of said Assessment Roll herein made is a final determination of the regularity, validity and correctness of said Assessment Roll, of each assessment contained therein and the amount levied on each lot, parcel or tract of real property, subject to the appeal of any person who filed objections to the said Assessment Roll at or prior to the hearing on the same, which appeal, as provided by Section 50-1718, Idaho Code, is to be brought about by filing notice of the appeal, in writing, with the County Clerk and Clerk of the District Court within thirty (30) days from the date of publication of this Ordinance. No suit to set aside any assessments so made, or to enjoin the making of the same, shall be brought, nor any defense to the validity thereof be allowed, except by appeal subsequent to this confirmation as herein provided. Any person filing such appeal must also comply with the bond requirements set forth in Section 50-1718, Idaho Code.

**Section 9. Ratification of Prior Proceedings.** All proceedings heretofore had in connection with the creation of the District, the preparation and adoption of said Assessment Roll, the hearing held thereof, and the giving of the notice of said hearing of said Assessment Roll are hereby in all respects ratified, approved and confirmed.

**Section 10. Repeal of Conflicting Provisions.** All bylaws, resolutions and ordinances, or parts thereof, in conflict with this Ordinance are, to the extent of such conflict, hereby repealed; and, after the bonds of the District have been issued, this Ordinance shall constitute a contract by and between the County and the holder or holders of said bonds, and shall be and remain irrevocable until said bonds and the interest accruing thereon shall have been paid, satisfied and discharged.

**Section 11. Separability.** If any section, paragraph, clause or provision of this Ordinance shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph, clause or provision shall in no manner affect any remaining portions of this Ordinance.

**Section 12. Effective Date.** This Ordinance shall be in full force and effect from and after its passage, approval and publication hereof.

**PASSED** by the Board of County Commissioners of Fremont County, Idaho, this 13th day of December, 2004.

**APPROVED:**

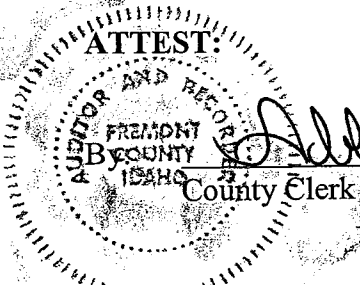
By:

  
Chairman, Board of County Commissioners

493067

By: Donald D. Trupp  
Commissioner

By: John R. Hess  
Commissioner



Adrian Mac  
County Clerk

Publish: on or before January 12, 2005

EXHIBIT "A"

## Description of Boundaries of District

The District's boundaries shall be as specifically described in Schedule A-1 attached hereto. The map set forth in Schedule A-2 attached hereto is an area boundary map showing generally the location of the District.

**SCHEDULE A-1**

Boundary Description

(Attached)

493067

**SCHEDULE A-2**

General Area Boundary Map

(Attached)

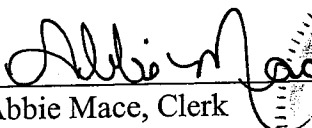
EXHIBIT "B"**COUNTY CLERK'S NOTICE OF ASSESSMENT LIEN**

The undersigned County Clerk of Fremont County, Idaho, does hereby certify that:

1. On December 13, 2004, the Board of County Commissioners of Fremont County, Idaho (the "Board"), did adopt Ordinance No. 2005-1 (the "Ordinance") providing for, among other things, the levying of assessments against the real property located in Local Improvement District No. 2004-1 (Last Chance Extension) for Fremont County, Idaho (the "District"), and the confirmation of the Assessment Roll relating thereto. The legal boundaries of the District, along with a general area boundary map showing generally the location of the District, are those of the property described on Exhibit "A", Schedule A-1 and Schedule A-2 of the Ordinance. A copy of said Ordinance is attached hereto and is by this reference incorporated fully herein.
2. The confirmed Assessment Roll provided for in the Ordinance and assessments made by the confirmed Assessment Roll shall be a lien upon the above described property from and after the date of recording this Notice.

DATED this 13th day of December, 2004.

**FREMONT COUNTY, IDAHO**

  
Abbie Mace, Clerk  
Fremont County, Idaho

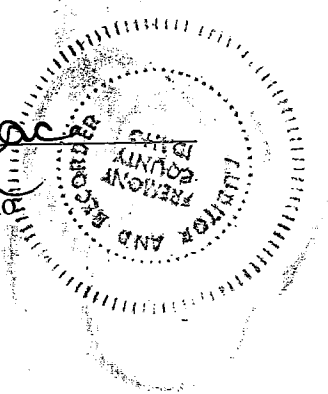


EXHIBIT "C"

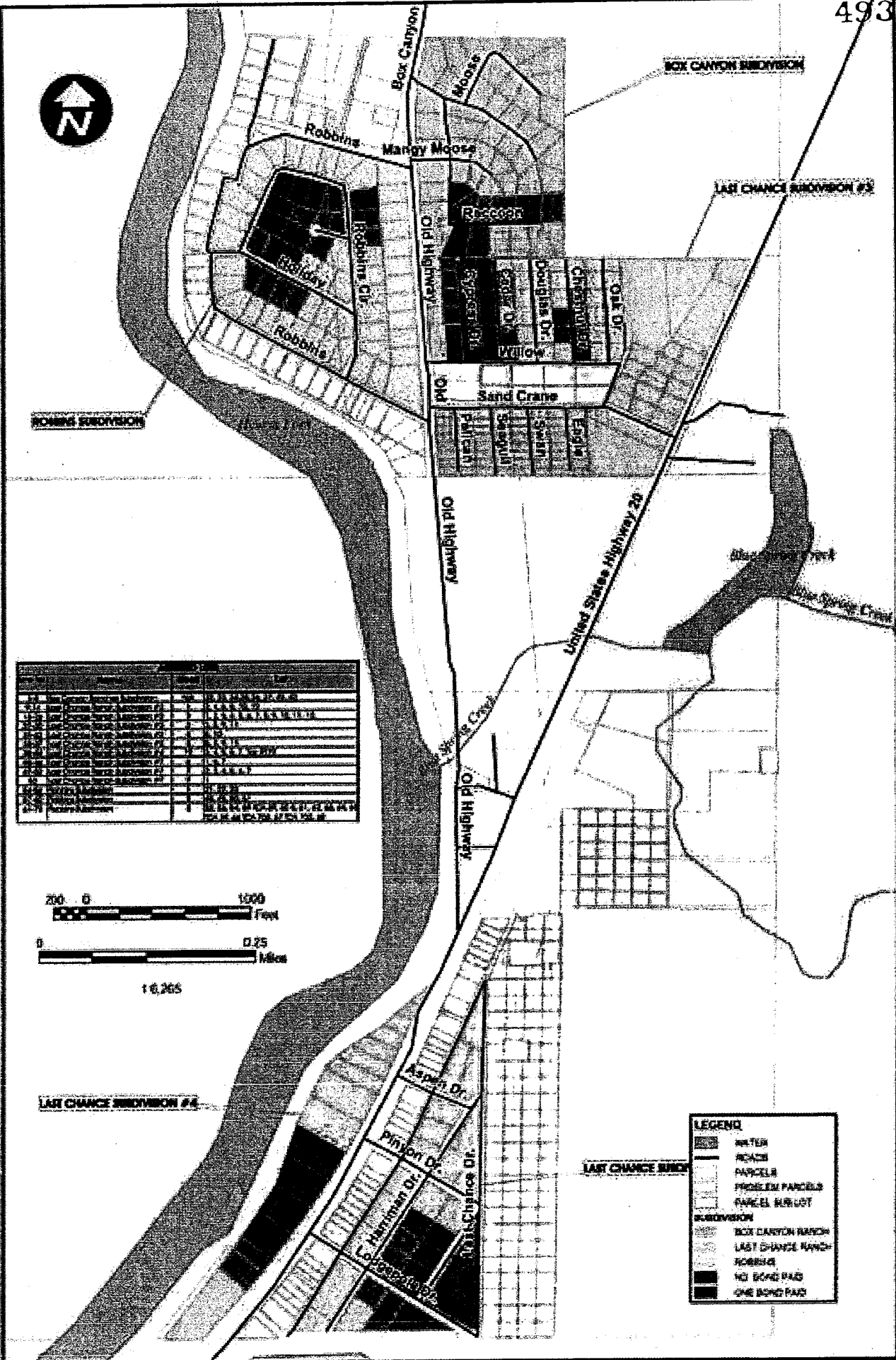
**NOTICE OF ASSESSMENT  
LOCAL IMPROVEMENT DISTRICT NO. 2004-1 (LAST CHANCE EXTENSION)  
FOR FREMONT COUNTY, IDAHO**

Notice is hereby given that the assessment roll for the improvement of property located within Local Improvement District No. 2004-1 (Last Chance Extension) for Fremont County, Idaho, for the purpose of acquiring, constructing, installing and upgrading the wastewater collection and treatment facility and related public improvements has been confirmed. The property and the assessment with reference to which this notice is given are as follows:

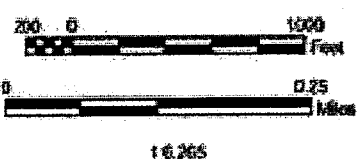
<u>Owner</u>	<u>Lot or Parcel</u>	<u>Assessment</u>
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The above assessment may be paid by January 12, 2005, without penalty, interest or costs. If the assessment is not paid in full by January 12, 2005, the assessment will be payable in twenty (20) annual installments with the first installment of principal due on January 12, 2006. Interest on the unpaid balance of the assessment from January 12, 2005, will be payable on January 12, 2006, and annually thereafter at such rate as may be necessary to pay interest on bonds payable from Local Improvement District No. 2004-1 (Last Chance Extension) assessments. If any installment is not paid within 20 days from the date it is due, the same shall become delinquent and a penalty of 2% shall be added thereto. In the event assessments are paid in full after January 12, 2005, such payment in full shall include the full principal amount of the unpaid assessment plus penalties and all interest payable on the same, plus additional interest thereon, at the rate provided for the Local Improvement District No. 2004-1 (Last Chance Extension) bonds, from the date of the last installment due to one (1) year after the next interest date of said bonds.

By: Patricia McCoy  
 COUNTY TREASURER  
 Fremont County, Idaho



Parcel No.	Area (Acres)	Owner	Notes
1	0.12	...	...
2	0.15	...	...
3	0.18	...	...
4	0.20	...	...
5	0.22	...	...
6	0.25	...	...
7	0.28	...	...
8	0.30	...	...
9	0.32	...	...
10	0.35	...	...
11	0.38	...	...
12	0.40	...	...
13	0.42	...	...
14	0.45	...	...
15	0.48	...	...
16	0.50	...	...
17	0.52	...	...
18	0.55	...	...
19	0.58	...	...
20	0.60	...	...
21	0.62	...	...
22	0.65	...	...
23	0.68	...	...
24	0.70	...	...
25	0.72	...	...
26	0.75	...	...
27	0.78	...	...
28	0.80	...	...
29	0.82	...	...
30	0.85	...	...
31	0.88	...	...
32	0.90	...	...
33	0.92	...	...
34	0.95	...	...
35	0.98	...	...
36	1.00	...	...
37	1.02	...	...
38	1.05	...	...
39	1.08	...	...
40	1.10	...	...
41	1.12	...	...
42	1.15	...	...
43	1.18	...	...
44	1.20	...	...
45	1.22	...	...
46	1.25	...	...
47	1.28	...	...
48	1.30	...	...
49	1.32	...	...
50	1.35	...	...
51	1.38	...	...
52	1.40	...	...
53	1.42	...	...
54	1.45	...	...
55	1.48	...	...
56	1.50	...	...
57	1.52	...	...
58	1.55	...	...
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60	1.60	...	...
61	1.62	...	...
62	1.65	...	...
63	1.68	...	...
64	1.70	...	...
65	1.72	...	...
66	1.75	...	...
67	1.78	...	...
68	1.80	...	...
69	1.82	...	...
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72	1.90	...	...
73	1.92	...	...
74	1.95	...	...
75	1.98	...	...
76	2.00	...	...
77	2.02	...	...
78	2.05	...	...
79	2.08	...	...
80	2.10	...	...
81	2.12	...	...
82	2.15	...	...
83	2.18	...	...
84	2.20	...	...
85	2.22	...	...
86	2.25	...	...
87	2.28	...	...
88	2.30	...	...
89	2.32	...	...
90	2.35	...	...
91	2.38	...	...
92	2.40	...	...
93	2.42	...	...
94	2.45	...	...
95	2.48	...	...
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100	2.60	...	...



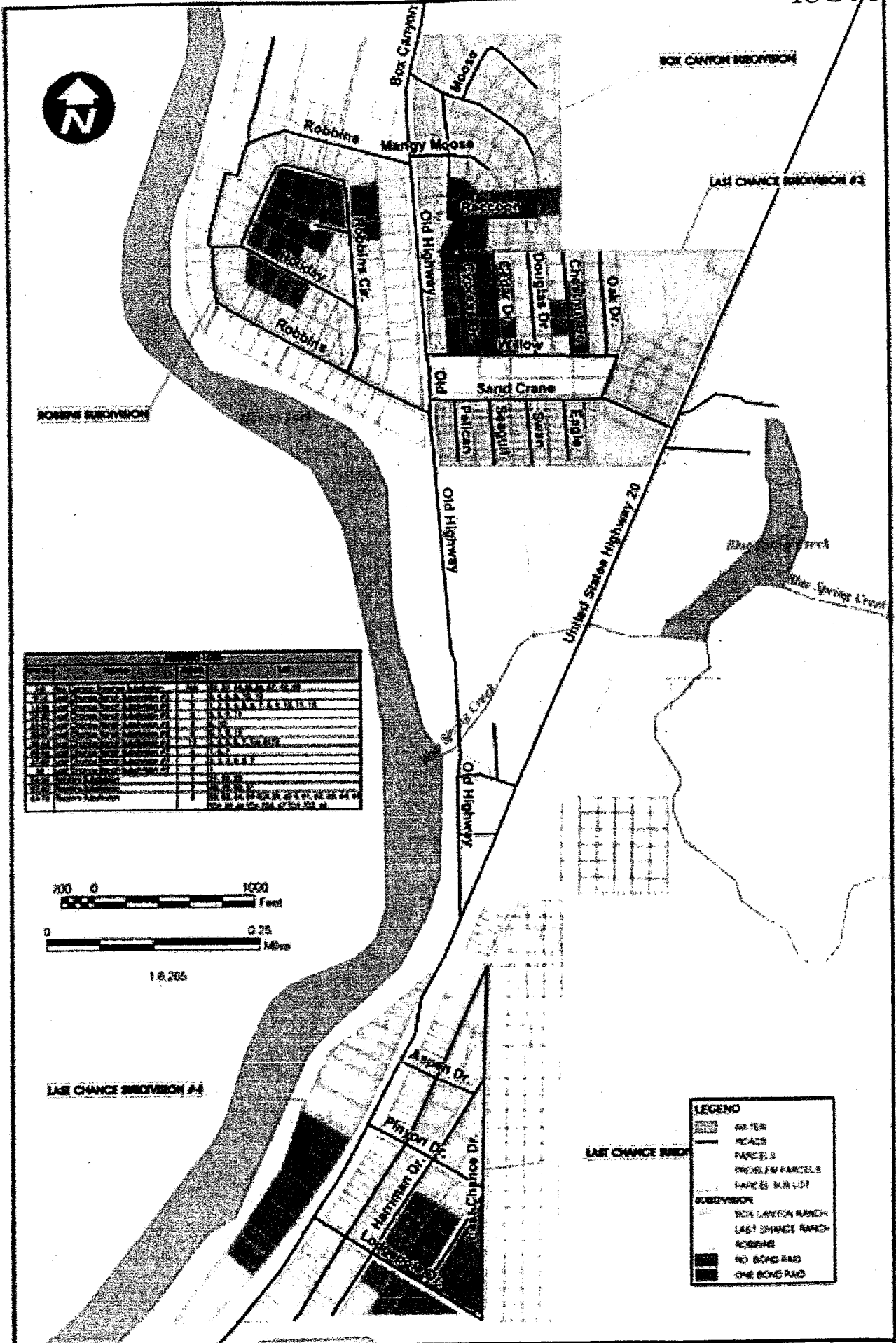
LEGEND	
[Symbol]	WATER
[Symbol]	ROADS
[Symbol]	PARCELS
[Symbol]	PROJECT PARCELS
[Symbol]	PARCEL BOUND
SUBDIVISION	
[Symbol]	BOX CANYON RANCH
[Symbol]	LAST CHANCE RANCH
[Symbol]	ROBBINS
[Symbol]	NO BOND PAD
[Symbol]	ONE BOND PAD

line #	OWNER	SUBDIVISION	BLOCK	LOT
1	NELSON, JEAROLD ET UX	BOX CANYON RANCHES	N/A	32
2	NELSON, JEAROLD ET UX	BOX CANYON RANCHES	N/A	33
61	RENGER, ROBERT C & MARILYN	ROBBINS SUB	3	53
66	ROBBINS, PAUL DUANE	ROBBINS SUB	3	62
72	ROBBINS, PAUL DUANE	ROBBINS SUB	3	68
42	SCHOENIKE, LARRY R	LAST CHANCE RANCH DIV #4	12	Tax 4172
46	SCHOFIELD, JOHN & FRAN	LAST CHANCE RANCH SUB #7	7	2
51	SCHOFIELD, JOHN & FRAN	LAST CHANCE RANCH SUB #7	7	7
27	SORENSEN, ASAEL T & IDA M	LAST CHANCE RANCH DIV #3	3	3
28	ST JOHNS LUTHERAN CHURCH	LAST CHANCE RANCH DIV #3	3	5
53	TULPINSKY, JOSEPH F RLT	ROBBINS SUB	1	21
29	WASS, ALLEN & MARILYN	LAST CHANCE RANCH DIV #3	3	9
69	WHITAKER, MAURICE & JOAN	ROBBINS SUB	3	65 TCA 39
70	WHITAKER, MAURICE & JOAN	ROBBINS SUB	3	66 TCA 703
9	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	2
10	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	4
11	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	6
12	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	8
13	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	10
14	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	12
15	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	1
16	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	2
17	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	3
18	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	4
19	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	5
20	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	6
21	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	7
22	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	8
23	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	9
24	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	10
25	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	11
26	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	12

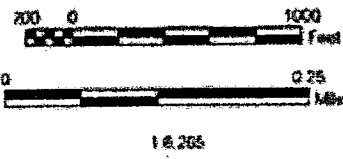
line #	OWNER	SUBDIVISION	BLOCK	LOT
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42	SCHOENIKE, LARRY R	LAST CHANCE RANCH DIV #4	12	Tax 4172
46	SCHOFIELD, JOHN & FRAN	LAST CHANCE RANCH SUB #7	7	2
51	SCHOFIELD, JOHN & FRAN	LAST CHANCE RANCH SUB #7	7	7
27	SORENSEN, ASAEL T & IDA M	LAST CHANCE RANCH DIV #3	3	3
28	ST JOHNS LUTHERAN CHURCH	LAST CHANCE RANCH DIV #3	3	5
53	TULPINSKY, JOSEPH F RLT	ROBBINS SUB	1	21
29	WASS, ALLEN & MARILYN	LAST CHANCE RANCH DIV #3	3	9
69	WHITAKER, MAURICE & JOAN	ROBBINS SUB	3	65 TCA 39
70	WHITAKER, MAURICE & JOAN	ROBBINS SUB	3	66 TCA 703
9	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	2
10	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	4
11	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	6
12	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	8
13	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	10
14	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	1	12
15	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	1
16	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	2
17	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	2
18	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	3
19	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	4
20	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	5
21	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	6
22	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	7
23	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	8
24	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	9
25	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	10
26	WHITE, GEORGE L JR ET UX	LAST CHANCE RANCH DIV #3	2	11
				12

line #	OWNER	SUBDIVISION	BLOCK	LOT
32	ALLSOP, DONNA B	LAST CHANCE RANCH DIV #3	4	10
43	ANDEREW WELL DRILLING	LAST CHANCE RANCH SUB #7	6	1
68	ANDERSON, RONALD & KARLA	ROBBINS SUB	3	64
40	BALL, ALLEN & CONNIE	LAST CHANCE RANCH DIV #4	12	6
41	BALL, ALLEN & CONNIE	LAST CHANCE RANCH DIV #4	12	7
4	BEATTIE, DAVAWN A	BOX CANYON RANCHES	N/A	35
67	BECKING, JOHN R.; YOUNG, RICHARD & GEORGEANNE	ROBBINS SUB	3	63
37	BENTON, LLOYD & ELAINE, DAVID & MARYVEL T, JOAN B	LAST CHANCE RANCH DIV #4	12	3
38	BENTON, LLOYD & ELAINE, DAVID & MARYVEL T, JOAN B	LAST CHANCE RANCH DIV #4	12	4
39	BENTON, LLOYD & ELAINE, DAVID & MARYVEL T, JOAN B	LAST CHANCE RANCH DIV #4	12	5
44	BROOKS, THOMAS & JENNIFER	LAST CHANCE RANCH SUB #7	6	6
45	BROOKS, THOMAS & JENNIFER	LAST CHANCE RANCH SUB #7	6	6
65	BROOKS, THOMAS J & JENNIFER S	ROBBINS SUB	3	7
31	BUDA, KEVIN	LAST CHANCE RANCH DIV #3	3	61
60	GALL, THOMAS F & JAYNE B	ROBBINS SUB	4	8
67	CUTLER, TYLER & TERI	ROBBINS SUB	3	52
54	DEEMAR, DON	ROBBINS SUB	2	49
55	DEEMAR, DON	ROBBINS SUB	1	22
52	DEMIQUEL LIVING TRUST-MANUEL A & KAREN M	ROBBINS SUB	1	23
33	DYE, RONALD & DORIS; GREENE, GARY & KAREN	LAST CHANCE RANCH SUB #7	9	5
34	FACER, KELLY & CAROL ANNI; FACER, JARVIS B. & ROWENA W.	LAST CHANCE RANCH DIV #3	5	5
63	FACER, KELLY & CAROL ANNI; FACER, JARVIS B. & ROWENA W.	LAST CHANCE RANCH DIV #3	5	5
64	FORNEY, W MARK & SUZANNE M	ROBBINS SUB	3	7
6	FORNEY, W MARK & SUZANNE M	ROBBINS SUB	3	60 B
58	GRAND TOURS	BOX CANYON RANCHES	N/A	37
35	HARDIE, JAMES E. & AYLEEN M.	ROBBINS SUB	2	50
36	HARROP, IRVIN R & BONNIE	LAST CHANCE RANCH DIV #3	5	9
7	HARROP, IRVIN R & BONNIE	LAST CHANCE RANCH DIV #3	5	11
8	HYMAS, KENDALL W & RENA MA	BOX CANYON RANCHES	N/A	42
48	HYMAS, KENDALL W & RENA MA	BOX CANYON RANCHES	N/A	43
47	JAMES, DANIEL R & KRISTI ANNE	LAST CHANCE RANCH SUB #7	7	4
49	JAMES, DANIEL R & KRISTI ANNE-HODEL, MICHAEL & KATHLEEN	LAST CHANCE RANCH SUB #7	7	3
50	JAMES, DANIEL R & KRISTI ANNE-HODEL, MICHAEL & KATHLEEN	LAST CHANCE RANCH SUB #7	7	5
62	JAMES, DANIEL R & KRISTI ANNE-HODEL, MICHAEL & KATHLEEN	LAST CHANCE RANCH SUB #7	7	6
30	JEPSON, STEVEN D & JOLENE	ROBBINS SUB	3	54
59	JOHNSON, LAURIE N & E GAY	LAST CHANCE RANCH DIV #3	3	11
56	JONES, BAYARD P & PEGGY A	ROBBINS SUB	2	51
71	JONES, G RAYMOND & ELENORE M	ROBBINS SUB	2	48
5	LABECK, REID G & JANE M	BOX CANYON RANCHES	N/A	36
3	MASTROMAURO, FRANK & MARION	ROBBINS SUB	3	67 TCA 703
3	MOEDL, JUSTIN D & APRIL ANN	BOX CANYON RANCHES	N/A	34

line #	OWNER	SUBDIVISION	BLOCK	LOT
32	ALLSOP, DONNA B	LAST CHANCE RANCH DIV #3	4	10
43	ANDEREW WELL DRILLING	LAST CHANCE RANCH SUB #7	6	1
68	ANDERSON, RONALD & KARLA	ROBBINS SUB	3	64
40	BALL, ALLEN & CONNIE	LAST CHANCE RANCH DIV #4	12	6
41	BALL, ALLEN & CONNIE	LAST CHANCE RANCH DIV #4	12	7
4	BEATTIE, DAVAWN A	BOX CANYON RANCHES	N/A	35
67	BECKING, JOHN R.; YOUNG, RICHARD & GEORGEANNE	ROBBINS SUB	3	63
37	BENTON, LLOYD & ELAINE; DAVID & MARVEL T, JOAN B	LAST CHANCE RANCH DIV #4	12	3
38	BENTON, LLOYD & ELAINE; DAVID & MARVEL T, JOAN B	LAST CHANCE RANCH DIV #4	12	4
39	BENTON, LLOYD & ELAINE; DAVID & MARVEL T, JOAN B	LAST CHANCE RANCH DIV #4	12	5
44	BROOKS, THOMAS & JENNIFER	LAST CHANCE RANCH SUB #7	6	6
45	BROOKS, THOMAS & JENNIFER	LAST CHANCE RANCH SUB #7	6	7
65	BROOKS, THOMAS J & JENNIFER S	ROBBINS SUB	3	61
31	BUDA, KEVIN	LAST CHANCE RANCH DIV #3	4	8
60	CALL, THOMAS F & JAYNE B	ROBBINS SUB	3	52
57	CUTLER, TYLER & TERI	ROBBINS SUB	2	49
54	DEEMAR, DON	ROBBINS SUB	1	22
55	DEMIQUEL LIVING TRUST-MANUEL A & KAREN M	ROBBINS SUB	1	23
52	DYE, RONALD & DORIS; GREENE, GARY & KAREN	LAST CHANCE RANCH SUB #7	9	1
33	FACER, KELLY & CAROL ANN; FACER, JARVIS B. & ROWENA W.	LAST CHANCE RANCH DIV #3	5	5
34	FACER, KELLY & CAROL ANN; FACER, JARVIS B. & ROWENA W.	LAST CHANCE RANCH DIV #3	5	7
63	FORNEY, W MARK & SUZANNE M	ROBBINS SUB	3	60 B
64	FORNEY, W MARK & SUZANNE M	ROBBINS SUB	3	60 B
6	GRAND TOURS	BOX CANYON RANCHES	N/A	37
58	HARDIE, JAMES E. & AYLEEN M.	ROBBINS SUB	2	50
35	HARROP, IRVIN R & BONNIE	LAST CHANCE RANCH DIV #3	5	9
36	HARROP, IRVIN R & BONNIE	LAST CHANCE RANCH DIV #3	5	11
7	HAYMAS, KENDALL W & RENA MA	BOX CANYON RANCHES	N/A	42
8	HAYMAS, KENDALL W & RENA MA	BOX CANYON RANCHES	N/A	43
48	JAMES, DANIEL R & KRISTI ANNE	LAST CHANCE RANCH SUB #7	7	4
47	JAMES, DANIEL R & KRISTI ANNE-HODEL, MICHAEL & KATHLEEN	LAST CHANCE RANCH SUB #7	7	3
49	JAMES, DANIEL R & KRISTI ANNE-HODEL, MICHAEL & KATHLEEN	LAST CHANCE RANCH SUB #7	7	5
50	JAMES, DANIEL R & KRISTI ANNE-HODEL, MICHAEL & KATHLEEN	LAST CHANCE RANCH SUB #7	7	6
62	JEPSON, STEVEN D & JOLENE	ROBBINS SUB	3	54
30	JOHNSON, LAURIE N & E GAY	LAST CHANCE RANCH DIV #3	3	11
59	JONES, BAYARD P & PEGGY A	ROBBINS SUB	2	51
56	JONES, G RAYMOND & ELENORE M	ROBBINS SUB	2	48
5	LABECK, REID G & JANE M	BOX CANYON RANCHES	N/A	36
71	MASTROMAURO, FRANK & MARION	ROBBINS SUB	3	67 TCA 703
3	MOEDL, JUSTIN D & APRIL ANN	BOX CANYON RANCHES	N/A	34



Parcel No.	Area (Acres)	Owner	Remarks
1	0.10	Robbins	
2	0.10	Robbins	
3	0.10	Robbins	
4	0.10	Robbins	
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100	0.10	Robbins	



LEGEND	
[Symbol]	WATER
[Symbol]	PLACES
[Symbol]	PARCELS
[Symbol]	PROBLEM PARCELS
[Symbol]	PARCEL SUB LIST
SUBDIVISION	
[Symbol]	BOX CANYON RANCH
[Symbol]	LAST CHANCE RANCH
[Symbol]	ROBBINS
[Symbol]	NO BOND RAO
[Symbol]	ONE BOND RAO