



Mark Flutcher
El Paso County Assessor

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August 22, 2025

2025 INITIAL CERTIFICATION OF VALUE SUMMARY

WILLOW SPRINGS RANCH METRO DISTRICT

The current taxable assessed value for the tax boundary is **\$13,644,470**.

Number of Accounts by Property Group

Real Property	Mobile Homes	Possessory Interest	Natural Resources	Personal Property	State Assessed
444	0	0	0	7	3

Authority Value by State Abstract Classification

Classification	Actual Value	Assessed Value
Residential	\$208,126,564	\$13,008,910
Commercial	\$302,929	\$81,780
Industrial	\$0	\$0
Agricultural	\$277,962	\$75,050
Vacant Land	\$1,475,726	\$398,230
Natural Resources	\$0	\$0
Producing Mines	\$0	\$0
Oil and Gas	\$0	\$0
State Assessed	\$298,050	\$80,500
Sub Total (Taxable)	\$210,481,231	\$13,644,470
Exempt	\$58,831	\$15,880
Grand Total	\$210,540,062	\$13,660,350

Authority Value by Tax Area

Tax Area	Actual Value	Assessed Value
PBA	\$210,183,181	\$13,563,970
PBQ	\$0	\$0
SA_316	\$298,050	\$80,500
PBY	\$0	\$0
Taxable Total	\$210,481,231	\$13,644,470