

CITY AND COUNTY OF DENVER
Department of Finance

Assessment Division
 201 W. Colfax Ave. Dept. 406
 Denver, CO 80202
 Phone: 720-913-1311
 Fax: 720-913-4101
 www.denvergov.org/assessor

DENVER
 THE MILE HIGH CITY

August 25, 2010

GVR Metropolitan District
 % Evan D. Ela
 390 Union Boulevard, Suite 400
 Denver, CO 80228-1556

Re: Special District: GVR Metropolitan District
 2010 Assessed Value: \$64,749,110
Ordinance Number Series Annexation Name
 525 1973 Northeast Phase I
 569 1973 Northeast Phase II

Dear Mr. Ela:

In keeping with Colorado laws and procedures, the Assessor of the City and County of Denver hereby certifies that the amount above is the total value of all known taxable property located within the boundaries of the named annexation (special district).

Please check the current boundaries within the annexation(s) for any errors or omissions and for changes due to inclusions and/or exclusions of record subsequent to the date of annexation (this information is available electronically from the Assessor's Office). *It is the responsibility of the district administrator to check these boundaries and report any inconsistencies to the Assessor as soon as possible as changes could impact both certification and the district's budget.*

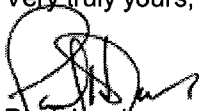
This Certification of Assessed Valuation reflects the value of the district as of August 25, 2010 for use on the 2010 tax warrant. *However, the amount stated above is subject to revision by the Property Tax Administrator, the State Board of Equalization, the State Board of Assessment Appeals, or other proper authority.*

If your district intends to levy a tax for the year 2010, a certification of the levy must be submitted **no later than December 15, 2010** or, as otherwise provided by law, to:

Paul Jacobs, Assessor
 201 West Colfax Avenue,
 Department 406
 Denver, Colorado 80202

Your levy must show the portions designated for operational purposes and for bonded debt service. If you have questions, please contact RaeAn Cantrall at 720-913-4049.

Very truly yours,


 Paul Jacobs
 Assessor



Certification of Valuation by County Assessor

Name of Jurisdiction GVR Metropolitan District New Entity? Yes No

IN Denver COUNTY, COLORADO ON August 25, 2010

USE FOR STATUTORY PROPERTY TAX REVENUE LIMIT CALCULATIONS ("5.5%" LIMIT) ONLY

In accordance with 39-5-121(2)(a) and 39-5-128(1), C.R.S., and no later than August 25, the Assessor certifies the TOTAL VALUATION FOR ASSESSMENT for the taxable year 2010:

1. Previous year's NET TOTAL TAXABLE assessed valuation:	1.	\$63,892,350
2. Current year's GROSS TOTAL TAXABLE assessed valuation: <small>This value reflects personal property exemptions IF enacted by the jurisdiction as authorized by Art. X, Sec. 20(8)(b), Colo. Constitution.</small>	2.	\$64,749,110
3. LESS TIF District Increment, If any:	3.	\$0
4. Current year's NET TOTAL TAXABLE assessed valuation:	4.	\$64,749,110
5. New Construction*: <small>New Construction is defined as: Taxable real property structures and the personal property connected with the structure.</small>	5.	\$911,900
6. Increased production of producing mine*:	6.	\$0
7. Annexations/Inclusions:	7.	\$0
8. Previously exempt Federal property*:	8.	\$0
9. New primary oil or gas production from any producing oil and gas leasehold or land (29-1-301(1)(b), C.R.S.): <small>Jurisdiction must apply (Form DLG 52B) to the division of Local Government before the value can be treated as growth in the limit calculation.</small>	9.	\$0
10. Taxes collected last year on omitted property as of August 1 (29-1-301(1)(a), C.R.S.):	10.	\$0
11. Taxes abated and refunded as of August 1 (29-1-301(1)(a), C.R.S. and (39-10-114(1)(a)(I)(B), C.R.S.):	11.	\$146,431

*Jurisdiction must submit respective certifications (Forms DLG 52 & 52A) to the Division of Local Government in order for the values to be treated as growth in the limit calculation.

USE FOR "TABOR LOCAL GROWTH" CALCULATIONS ONLY

In accordance with the provisions of Art. X, Sec. 20, Colo. Cons., and 39-5-121(2)(b), C.R.S., the Assessor certifies the TOTAL ACTUAL VALUATION for the taxable year 2010:

1. Current year's total actual value of ALL REAL PROPERTY: <small>This includes the actual value of all taxable real property plus the actual value of religious, private school, and charitable real property.</small>	1.	\$740,186,600
ADDITIONS to taxable real property:		
2. Construction of taxable real property improvements: <small>Construction is defined as newly constructed taxable real property structures.</small>	2.	\$6,334,200
3. Annexation/Inclusions:	3.	\$0
4. Increased mining production: <small>Includes production from new mines and increases in production of existing producing mines.</small>	4.	\$0
5. Previously exempt property:	5.	\$0
6. Oil or gas production from a new well:	6.	\$0
7. Taxable real property omitted from the previous year's tax warrant: <small>If land and/or a structure is picked up as omitted property for multiple years, only the most current year's actual value can be reported as omitted property.)</small>	7.	\$0
DELETIONS from taxable real property:		
8. Destruction of taxable real property improvements:	8.	\$0
9. Disconnections/Exclusions:	9.	\$0
10. Previously taxable property:	10.	\$3,500

IN ACCORDANCE WITH 39-5-128(1), C.R.S., AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES TO SCHOOL DISTRICTS:

1. Total actual value of all taxable property:	1.	
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NOTE: ALL LEVIES MUST BE CERTIFIED to the COUNTY COMMISSIONERS NO LATER THAN DECEMBER 15.