Severed Mineral Interests
New Account Requests

Colorado Revised Statute 39-1-104.5 requires a level of proof before severed mineral interests are placed on the tax roll.

C.R.S. 39-1-104.5

Any owner of the surface estate from which a mineral interest has been severed, on behalf of himself and any other owners of such interest in the surface, may require the assessor of the county wherein such real estate is situate to place such severed mineral interest, without regard to value, on the tax roll of the county if the owner of the surface estate provides proof of ownership of the severed mineral interest and a record of the creation of the severed mineral interest as shown by the records of the county clerk and recorder. **Proof of ownership and the record of creation of the severed mineral interest shall be provided in the form of a certificate prepared by an attorney, a title insurance company, or a title insurance agent authorized to do business in this state**.

If you wish to place your severed mineral interest on the tax roll we will require an affidavit signed and notarized by an attorney, title insurance company, or title insurance agent certifying your proof of ownership. The signed affidavit should certify that a complete search has been performed, back to patent, up to your present ownership. This affidavit should reference all recorded documents establishing your severed mineral interest ownership, including reception number and book/page for each link in the chain of title. The affidavit should also include the following information:

- Owner name and address
- Legal description
- Severed mineral interest fraction or percentage
- Net mineral acreage contained in the severed mineral

Please submit this affidavit to our office if you want to place your severed mineral interest on the tax roll. If you have any questions, please contact us.

Sincerely,

Brent Goff, Assessor
(970) 244-1610