

GRAND COUNTY CORPORATION
Tax Roll Master Record

August 11, 2025

9:27:08AM

Parcel: 02-0006-0005	Serial #:26-22-6-4.3	Entry: 553844
Name: COZZENS MARY JANE		
c/o Name:		
Address 1: 815 W 700 N #210		
Address 2:		
City State Zip: LINDON	UT 84042-0000	
Mortgage Co		
Status: Active	Year: 2025	District: 002 SPANISH VALLEY
		0.008373

Property Address

OAK ST 937 E

MOAB

84532-0000

Acres: 4.55

Owners	Interest	Entry	Date of Filing	Comment
COZZENS MARY JANE		553844	08/07/2024	(0964/0288)

Property Information	2025 Values & Taxes				2024 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
LP01 PENALTY OR INTEREST	0.00	0	0	0.00	0	0	10.00
LV01 LAND VACANT	4.55	101,988	101,990	853.96	112,372	112,370	980.88
Totals:	4.55	101,988	101,990	853.96	112,372	112,370	990.88

**** **ATTENTION !!** ****
Tax Rates for 2025 have NOT BEEN SET OR APPROVED! Any
levied taxes or values shown on this printout for the year 2025 are
SUBJECT TO CHANGE!! (Using Proposed Tax Rate)

2025 Taxes:	853.96	2024 Taxes:	980.88
Special Fees:	0.00	Review Date 05/06/2021	
Penalty:	0.00		
Abatements: (0.00)		
Payments: (0.00)		
Amount Due:	853.96	NO BACK TAXES!	

NO BACK TAXES

GRAND COUNTY TREASURER / DEPUTY

signature

DO NOT USE THIS TAXING DESCRIPTION FOR LEGAL PURPOSES OR OFFICIAL DOCUMENTS. For taxing purposes only. Consult property deeds for full legal description.

Taxing Description

BEG AT A PT 686.6 FT N OF SW COR SE (S¼ COR) SEC 6 T26S R22E SLBM; TH E 660 FT; N 633.4 FT TO N BNDRY SW¼SE¼; W 451.0 FT; S 310.9 FT; W 209 FT TO W BDRY SW¼SE¼; TH S 310.9 FT (322.5 FT) TO BEG -/- BEG N 661.0 FT AND 265.0 FT FROM SW COR OF SE¼ (SAME POINT AS S¼ COR) SEC 6 T26S R22ESLBM; TH N 25.0 FT; TH E 143.8 FT; TH S 25.0 FT; TH W 143.8 FT TO POB. 0.08 AC -/- LESS STREET KNOWN AS CRESTVIEW DR & OAK ST: (LESS-ARB 8; 8.1; 4.1. 1.35 AC DESC AS FOLLOWS: BEG AT A PT 950.2 FT N & 2369.7 FT W OF THE SE COR SEC 6 T26S R22E SLM; S 235.0 FT; W 250.0 FT; N 235.0 FT; E 250.0 FT TO BEG <<>> (LESS CHECK DAM AREA EASEMENT TO GRAND COUNTY OF 0.95 AC) TAXABLE 4.93 AC <<>> LESS OUT: BEG AT THE SW COR OF COZZENS TRACT SAID COR BEING N 997.50 FT FROM S¼ OF SEC 6 T26S R22E SLB&M; E 209 FT; S 28.33 FT; W 175.66 FT; W 33.34 FT; N 28.33 FT TO POB; 0.14 AC MOL;<<<>>> LESS S 89°52'19" E 228.17 FT; THENCE S 0° 00' E 17.57 FT; THENCE S 89°59'55" E 228.17 FT; THENCE N 0°00; E 18.07 FT TO POB 0.09 AC<<<>>>LESS N 90°00' E 234.79 FT; THENCE S 0°00' E 27.55 FT; THENCE N 89°23' W 230.15 FT; THENCE WITH A CURVE HAVING A RADIUS OF 275 FT TO THE LEFT WITH A CHORD DIRECTION OF N 09°44'41" W AND A CHORD LENGTH OF 27.45 FT WITH A DELTA OF 5.72 TO POB 0.14 AC<<<>>>ALSO FOR ASSESING ONLY N 00° 00' E 235 FT; THENCE N 90°00' E 12.31 FT; THENCE S 00°00' E 235 FT; THENCE N 90°00' W 12.31 FT TO POB 0.07AC; TOTAL 4.55 AC TOTAL

History

WD 540551 BK 915 PG 20 4-15-21 0.14 AC TO COZZENS DAVID & CARRI 02-006-0054; 0.07 AC LAND LEFT OVER IN QCD 553846 GIVEN TO 02-006-0005 FROM 02-006-0013