

ANNUAL REPORT

Of

Company Name:

KOHL'S RANCH WATER CO. INC.

Mailing Address:

P.O. BOX 206
PAYSON ARIZONA 85547

Docket No.:

For the Year Ended:

12/31/2021

RECEIVED
BY EMAIL

5/09/2022, 2:46 PM

ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

WATER UTILITY

To

Arizona Corporation Commission

Due on April 15th

Email: rdelafuente@azcc.gov, mail or deliver the completed Annual Report to:

Arizona Corporation Commission
Compliance Section - Utilities Division
1200 West Washington Street
Phoenix, Arizona 85007

RECEIVED
UTILITIES DIVISION
2022 MAY -9 P 2:19
ARIZONA CORPORATION
COMMISSION

Application Type:

Application Date:

Original Filing

5/3/2022

ARIZONA CORPORATION COMMISSION
WATER UTILITY ANNUAL REPORT

0 12/31/2021
A Class ☒ Utility

12/31/2021

1. For the Calendar Year Ended: 12/31/2021

KOHL'S RANCH WATER CO. INC.

2. Address:

City: P.O. BOX 206
PAYSON State: ARIZONA Zip Code: 85547

3. Telephone Number:

928 978 8220

4. Date of Original Organization of Utility:

1945

5. Person to whom correspondence should be addressed concerning this report:

Name: EVELYN R THORNE
Telephone No.: 928 978 8220
Address: P.O. BOX 206
City: PAYSON State: AZ Zip Code: 85547
Email: MAIL

6. On-Site Manager:

Name: EVELYN R THORNE / THORNECO WEST INC.
Telephone No.: 928 978 8220
Address: P.O. BOX 206
City: PAYSON State: AZ Zip Code: 85547
Email: MAIL

7. Ownership:

Corporation

8. Counties Served:

GILA

KOHL'S RANCHO WATER CO. INC.

12/31/2021

Utility Plant in Service (Water)							
Account No.	Description	Beginning Year Original Cost	Current Year Additions	Current Year Retirements	Adjusted Original Cost	Accumulated Depreciation	OCLD (OC less AD)
301	Organization				\$0		\$0
302	Franchises				0		0
303	Land and Land Rights				0		0
304	Structures and Improvements				0		0
305	Collecting & Improving Reservoirs				0		0
306	Lake, River, Canal Intakes				0		0
307	Wells and Springs	2,001			2,001	2,001	0
308	Infiltration Galleries				0		0
309	Supply Mains				0		0
310	Power Generation Equipment				0		0
311	Pumping Equipment	34,082			34,082	34,082	0
320	Water Treatment Equipment				0		0
320.1	Water Treatment Plants				0		0
320.2	Solution Chemical Feeders				0		0
320.3	Point-of-Use Treatment Devices				0		0
330	Distribution Reservoirs and Standpipes				0		0
330.1	Storage Tanks				0		0
330.2	Pressure Tanks				0		0
331	Transmission and Distribution Mains	12,658			12,658	12,658	0
333	Services				0		0
334	Meters and Meter Installations	31,222			31,222	19,191	12,031
335	Hydrants				0		0
336	Backflow Prevention Devices				0		0
339	Other Plant and Misc. Equipment				0		0
340	Office Furniture and Equipment				0		0
340.1	Computer & Software	150			150	150	0
341	Transportation Equipment	1,000			1,000	1,000	0
342	Stores Equipment				0		0
343	Tools, Shop and Garage Equipment	3,133			3,133	3,133	0
344	Laboratory Equipment				0		0
345	Power Operated Equipment				0		0
346	Communication Equipment				0		0
347	Miscellaneous Equipment	6,875			6,875	6,875	0
348	Other Tangible Plant	300			300	300	0
	Totals	\$91,421	\$0	\$0	\$91,421	\$79,350	\$12,031

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

12/31/2021

Kohl's Ranch Water Company

Annual Report

Depreciation Expense for the Current Year (Water)

12/31/2021

KOHL'S RANCH WATER CO. INC.

Account No.	Description	Depreciation Expense for the Current Year (Water)						
		Beginning Year Original Cost	Current Year Additions	Current Year Retirements	Adjusted Original Cost	Fully Depreciated/Non- depreciable Plant	Depreciation Percentages	Depreciation Expense
301	Organization	\$0	\$0	\$0	\$0	\$0	0.00%	\$0
302	Franchises	0	0	0	0	0	0.00%	0
303	Land and Land Rights	0	0	0	0	0	0.00%	0
304	Structures and Improvements	0	0	0	0	0	0.00%	0
305	Collecting & Improving Reservoirs	0	0	0	0	0	3.33%	0
306	Lake, River, Canal Intakes	0	0	0	0	0	3.33%	0
307	Wells and Springs	2,001	0	0	2,001	2,001	5.00%	0
308	Infiltration Galleries	0	0	0	0	0	3.33%	0
309	Supply Mains	0	0	0	0	0	5.00%	0
310	Power Generation Equipment	0	0	0	0	0	12.50%	0
311	Pumping Equipment	34,082	0	0	34,082	34,082	0.00%	0
320	Water Treatment Equipment	0	0	0	0	0	3.33%	0
320.1	Water Treatment Plants	0	0	0	0	0	20.00%	0
320.2	Solution Chemical Feeders	0	0	0	0	0	3.33%	0
320.3	Point-of-Use Treatment Devices	0	0	0	0	0	20.00%	0
330	Distribution Reservoirs and Standpipes	0	0	0	0	0	10.00%	0
330.1	Storage Tanks	0	0	0	0	0	0.00%	0
330.2	Pressure Tanks	0	0	0	0	0	2.22%	0
331	Transmission and Distribution Mains	12,658	0	0	12,658	12,658	5.00%	0
333	Services	0	0	0	0	0	2.00%	0
334	Meters and Meter Installations	31,222	0	0	31,222	3,608	3.33%	0
335	Hydrants	0	0	0	0	0	8.33%	2,300
336	Backflow Prevention Devices	0	0	0	0	0	2.00%	0
339	Other Plant and Misc. Equipment	0	0	0	0	0	6.67%	0
340	Office Furniture and Equipment	0	0	0	0	0	6.67%	0
340.1	Computer & Software	150	0	0	150	150	6.67%	0
341	Transportation Equipment	1,000	0	0	1,000	1,000	20.00%	0
342	Stores Equipment	0	0	0	0	0	20.00%	0
343	Tools, Shop and Garage Equipment	3,133	0	0	3,133	3,133	4.00%	0
344	Laboratory Equipment	0	0	0	0	0	5.00%	0
345	Power Operated Equipment	0	0	0	0	0	10.00%	0
346	Communication Equipment	0	0	0	0	0	5.00%	0
347	Miscellaneous Equipment	6,875	0	0	6,875	6,875	10.00%	0
348	Other Tangible Plant	300	0	0	300	300	10.00%	0
	Subtotal	\$91,421	\$0	\$0	\$91,421	\$63,807	0.00%	\$2,300

Contribution(s) in Aid of Construction (Gross)

\$0

Less: Non Amortizable Contribution(s)

0

Fully Amortized Contribution(s)

0

Amortizable Contribution(s)

50

Times: Proposed Amortization Rate

8.33%

Amortization of CAC

\$0

Less: Amortization of CAC

\$0

DEPRECIATION EXPENSE

\$2,300

Notes: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

12/31/2021

Kohl's Ranch Water Co. Inc.

Kohl's Ranch Water Company

Annual Report

Balance Sheet Assets

12/31/2021

Balance Sheet Assets				
	Assets		Balance at Beginning of Year (2021)	Balance at End of Year (2021)
Account No.	Current and Accrued Assets			
131	Cash		\$2,312	\$2,294
134	Working Funds		(157)	(157)
135	Temporary Cash Investments		0	0
141	Customer Accounts Receivable		0	(27)
146	Notes Receivable from Associated Companies		0	0
151	Plant Material and Supplies		0	0
162	Prepayments		0	0
174	Miscellaneous Current and Accrued Assets		0	0
	Total Current and Accrued Assets		\$2,155	\$2,110
Account No.	Fixed Assets			
101	Utility Plant in Service*		\$91,421	\$91,421
103	Property Held for Future Use		0	0
105	Construction Work in Progress		0	0
108	Accumulated Depreciation (enter as negative)*		(80,211)	(79,390)
121	Non-Utility Property		0	0
122	Accumulated Depreciation - Non Utility		0	0
	Total Fixed Assets		\$11,210	\$12,031
	Total Assets		\$13,365	\$14,141

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

*Note these items feed automatically from AR3 UPIS Page 3

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Annual Report

Balance Sheet Liabilities and Owners Equity

12/31/2021

12/31/2021

KOHL'S RANCH WATER CO. INC.

Balance Sheet Liabilities and Owners Equity				
Account No.	Liabilities		Balance at Beginning of Year (2020)	Balance at End of Year (2021)
	Current Liabilities			
231	Accounts Payable		25,915.29	25,915.29
232	Notes Payable (Current Portion)			
234	Notes Payable to Associated Companies			
235	Customer Deposits			
236	Accrued Taxes			
237	Accrued Interest			
242	Miscellaneous Current and Accrued Liabilities		2,938.73	4,002.93
	Total Current Liabilities		28,854.02 \$0	29,918.22 \$0
	Long Term Debt			
224	Long Term Debt (Notes and Bonds)			
	Deferred Credits			
251	Unamortized Premium on Debt			
252	Advances in Aid of Construction			
255	Accumulated Deferred Investment Tax Credits			
271	Contributions in Aid of Construction			
272	Less: Amortization of Contributions			
281	Accumulated Deferred Income Tax			
	Total Deferred Credits		\$0	\$0
	Total Liabilities		28,854.02 \$0	29,918.22 \$0
	Capital Accounts			
201	Common Stock Issued			
211	Other Paid-In Capital			
215	Retained Earnings		38,801.72	41,404.12
218	Proprietary Capital (Sole Props and Partnerships)			
	Total Capital		40,391.50 \$0	41,470.40 \$0
	Total Liabilities and Capital		11,537.48 \$0	11,552.18 \$0

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

Note: Total liabilities and Capital must match total assets for the beginning and end of the year!

12/31/2021

KOHU'S RANCH WATER CO. INC.

Water Comparative Income Statement				
Account No.	Calendar Year	Current Year 01/01/21 - 12/31/21		Last Year 01/01/20 - 12/31/20
	Operating Revenue			
461	Metered Water Revenue	178,541.34		156,654.43
460	Unmetered Water Revenue			
462	Fire Protection Revenue			
469	Guaranteed Revenues (Surcharges)			
471	Miscellaneous Service Revenues			
474	Other Water Revenue			
	Total Revenues	178,541.34	\$0	156,654.43 \$0
	Operating Expenses			
601	Salaries and Wages	36,962.60		33,753.90
604	Employee Pensions and Benefits			
610	Purchased Water			
615	Purchased Power	7,737.25		7,663.92
618	Chemicals	1,348.02		619.16
620	Materials and Supplies	9,656.79		10,030.68
620.1	Repairs and Maintenance	14,101.80		12,207.63
620.2	Office Supplies and Expense	14,262.12		12,400.77
630	Contractual Services	7,052.90		3,030.40
631	Contractual Services -Engineering			
632	Contractual Services - Accounting			
633	Contractual Services - Legal			
634	Contractual Services - Management Fees	48,000.00		48,000.00
635	Contractual Services - Water Testing	6165.50		4,250.00
636	Contractual Services - Other	8,335.00		5,380.00
640	Rents			
641	Rental of Building/Real Property			
642	Rental of Equipment			
650	Transportation Expenses	\$9,511.30		2,725.91
657	Insurance - General Liability	\$1,217.00		1,482.00
657.1	Insurance - Health and Life			
665	Regulatory Commission Expense - Rate			
670	Bad Debt Expense			
675	Miscellaneous Expense	\$1,563.87		(\$ - 1,114.11)
403	Depreciation Expense (From Schedule AR4)			\$2,147.13
408	Taxes Other Than Income	\$13,879.36		\$9,868.28
408.11	Property Taxes	\$4,765.13		\$4,736.14
409	Income Taxes			
427.1	Customer Security Deposit Interest			
	Total Operating Expenses	\$159,620.24	\$0	159,256.84 \$0
	Operating Income / (Loss)	1,078.90	\$0	2,602.40 \$0
	Other Income / (Expense)			
419	Interest and Dividend Income			
421	Non-Utility Income			
426	Miscellaneous Non-Utility (Expense)			
427	Interest (Expense)			
	Total Other Income / (Expense)		\$0	\$0
	Net Income / (Loss)	\$1,078.90	\$0	\$2,602.40 \$0

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

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Annual Report
Full time equivalent employees
12/31/2021

12/31/2021

KOHL'S RANCH WATER CO. INC.

Full time equivalent employees

	Direct Company	Outside service	Total
President			0.0
Vice-president			0.0
Manager			0.0
Engineering Staff			0.0
System Operator(s)			0.0
Meter reader			0.0
Customer Service			0.0
Accounting			0.0
Business Office			0.0
Rates Department			0.0
Administrative Staff			0.0
Other			0.0
Total	0.0	0.0	0.0

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report. A full-time employee is based on 2080 total hours per year. Please calculate partial employees using 2080 hours.

12/31/2021

Kohl's Ranch Water Company
Annual Report

KOHL'S RANCH WATER CO. INC.

Supplemental Financial Data (Long-Term Debt)

12/31/2021

Supplemental Financial Data (Long-Term Debt)				
	Loan #1	Loan #2	Loan #3	Loan #4
Date Issued	1/0/1900	1/0/1900	1/0/1900	1/0/1900
Source of Loan	0	0	0	0
ACC Decision No.	0	0	0	0
Reason for Loan	0	0	0	0
Dollar Amt. Issued	\$0	\$0	\$0	\$0
Amount Outstanding	\$0	\$0	\$0	\$0
Date of Maturity	1/0/1900	1/0/1900	1/0/1900	1/0/1900
Interest Rate	0.00%	0.00%	0.00%	0.00%
Current Year Interest	\$0	\$0	\$0	\$0
Current Year Principal	\$0	\$0	\$0	\$0

Meter Deposit Balance at Test Year End:	\$0
---	-----

Meter Deposits Refunded During the Test Year:	\$0
---	-----

List all bonds, notes, loans, and other types of indebtedness in which the proceeds were used in the provision of public utility service. Indebtedness incurred for personal uses by the owner of the utility should not be listed. Input 0 or none if there is nothing to report for that cell.

12/31/2021

[illegible]

Name of system water delivered to:	
ADWR PCC Number:	
Source of water delivered to another system	
Name of system water received from:	
ADWR PCC Number:	
Source of water received	
(Well number 558 (55-XXXXXX))	

Month	Water withdrawn (acre ft) ¹	Water sold (acre ft) ²	Water delivered (sold) to other systems (acre ft) ³	Water received (purchased) from other systems (acre ft) ⁴	Estimated authorized use (acre ft) ⁵	Purchased Power Expense ⁶	Purchased Power (kWh) ⁷
January							
February							
March							
April							
May							
June							
July							
August							
September							
October							
November							
December							
Total	0	0	0	0	0	\$0	

If applicable, in the space below please provide a description for all un-metered water use along with amounts:

Instructions: Fill out the Gray Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.

- 1 Water withdrawn - Total acre feet of water withdrawn from pumped sources.
- 2 Water sold - Total acre feet from customer meters, and other sales such as construction water.
- 3 Water sold (credit) to other systems - Total acre feet of water delivered to other systems.
- 4 Water received (purchased) from other systems - Total acre feet of water purchased/received from other systems.
- 5 Estimated authorized use - Total estimated acre feet from authorized metered or unmetered use. Authorized uses such as fishing (meats, services and hydrants) draining/cleaning tanks, process, construction, fire fighting, etc. Non authorized use (real losses) are service line breaks and leaks, water main breaks, water inaccuracies and theft.
- 6 Enter the total purchased power costs for the power meters associated with this system.
- 7 Enter the total purchased kWh used by the power meters associated with this system.

12/31/2021

COMPANY NAME: KOHL'S RANCH WATER COMPANY 2021

Name of System: Kohl's Ranch Water Co ADEQ Public Water System Number: 04-089

WELL

WATER USE DATA SHEET BY MONTH FOR CALENDAR YEAR 2013

MONTH	NUMBER OF CUSTOMERS	GALLONS SOLD (Thousands)	GALLONS PUMPED (Thousands)	GALLONS PURCHASED (Thousands)
JANUARY	1	301701	83,664	
FEBRUARY	1	295581	223383	
MARCH	1	377254	563939	
APRIL	1	350464	340284	
MAY	1	403744	236300	
JUNE	1	647510	588947	
JULY	1	741207	495175	
AUGUST	1	766030	554614	
SEPTEMBER	1	507367	342491	
OCTOBER	1	349951	293811	
NOVEMBER	1	321618	214354	
DECEMBER	1	274672	171750	
TOTALS →		5,337,099	4,108,712	

WASTEWATER FLOWS

MONTH/YEAR (Most Recent 12 Months)	NUMBER OF SERVICES	TOTAL MONTHLY WASTE FLOW	Total Monthly Waste Flushing
January			
February			
March			
April			
May			
June			
July			
August			
September			
October			
November			
December			

10(A)

12/31/2021

COMPANY NAME: KOHL'S RANCH WATER COMPANY 2021

Name of System: INDIAN GARDEN SPRING ADEQ Public Water System Number: 04-013

WATER USE DATA SHEET BY MONTH FOR CALENDAR YEAR 2013

MONTH	NUMBER OF CUSTOMERS	GALLONS SOLD (Thousands)	GALLONS PUMPED (Thousands)	GALLONS PURCHASED (Thousands)
JANUARY	125	86,465	60,200	
FEBRUARY		81,589	198,600	
MARCH		113,826	155,200	
APRIL		83,119	215,400	
MAY		104,825	342,800	
JUNE		335,586	242,800	
JULY		365,975	532,700	
AUGUST		295,952	515,660	
SEPTEMBER		247,829	413,300	
OCTOBER		167,259	389,900	
NOVEMBER		88,410	303,600	
DECEMBER		168,052	222,600	
TOTALS →		2,138,887	3,592,700	

WASTEWATER FLOWS

MONTH/YEAR (Most Recent 12 Months)	NUMBER OF SERVICES	TOTAL MONTHLY WASTE FLOW	Total Monthly Waste Flowing
January			
February			
March			
April			
May			
June			
July			
August			
September			
October			
November			
December			

10(B)

12/31/2021
KOTL'S RANCH WATER CO INC.

Water Utility Plant Description	
Name of the System:	KOHLS KANCAH WATER CO. INC. 10 WELL
ADEQ Public Water System Number:	04-089
ADWR PCC Number:	55-508295

[illegible][illegible][illegible]

BOOSTER PUMPS		
Horsepower	GPM	Quantity
15 HP	103	1
30	125	1

FIRE HYDRANTS	
Type	Quantity
Standard #	2
Other	

[illegible]

PRESSURE/BLADDER TANKS		
Capacity (gallons)	Material	Quantity
10,000 gal.		1
500		

TREATMENT EQUIPMENT: EACH CHLORINATING PUMP, EACH CHLORINE TANK
STRUCTURES: PUMP BUILDING - BLOCK 1,280 SF (6' x 20') WATER STORAGE TANK - 38' DIAMETER X 24' HEIGHT

KOHL'S RANCH WATER CO. INC.

Water Utility Plant Description	
Name of the System:	KOHLS RANCH WATER CO. INC.
ADEQ Public Water System Number:	04 - 013
ADWR PCC Number:	10 INDIAN GARDEN SPRING

Sizes (inches)	MATERIAL	Length (feet)
7	GALVANIZED	3,280 Ft.
3	CEMENT	5,320 Ft.
4	CEMENT	7,240 Ft.
6	CAS T IRON	100 Ft.

[illegible][illegible]

TREATMENT EQUIPMENT: 1 EACH CHLORINATING PUMP
1 EACH CHLORINE TANK
4 EACH FILTER TANKS & BACKWASH
STRUCTURES: CHLORINATION BUILDING FRAME
FILTER BUILDING FRAME

[illegible]

FIRE HYDRANTS	
Type	Quantity
Standard	
Other	

[illegible][illegible]

12/31/2021

12/31/2021
Kohl's - RANCH WATER CO. INC.

Water Utility Plant Description (Continued)

For the following three items, list the utility owned assets in each category for each system.

TREATMENT EQUIPMENT:	Two chlorinators in use and four in stock.
STRUCTURES:	6' x 6' building houses the chlorinator. 14' x 20' building for pressure tanks and filter. 14' x 10' building for booster pumps and pressure tanks. 20' x 20' building for the Indian Gardens spring.
OTHER:	Vault under the road. INDIAN GARDEN SPRING

Annual Report
 Customer and Other Information
 12/31/2021

12/31/2021

Customer and Other Information	
Name of the System:	10 KOTHS RANCHA WATER COMPANY INC.
ADEQ Public Water System Number:	
ADWR PCC Number:	

Month	Number of Customers				
	Spring Single-Family 04-013	Multi-Family	Well 04-089 Commercial	Turf/Irrigation	Other Non- Residential
January	10		1		
February	10		1		
March	10		1		
April	10		1		
May	55		1		
June	124		1		
July	124		1		
August	124		1		
September	55		1		
October	10		1		
November	10		1		
December	10		1		

If the system has fire hydrants, what is the fire flow requirements?

125 GPM for 16 hrs.

Does the system have chlorination treatment?

YES

Does the Company have an ADWR Gallons Per Capita Per Day (GPCPD) requirement?

If yes, provide the GPCPD amount:

N/A

N/A

Is the Water Utility located in an ADWR Active Management Area (AMA)?

If yes, which AMA?

N/A
N/A

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information. Copy and paste this sheet as many times as is necessary.

12/31/2021

0

Annual Report
Property Taxes
12/31/2021

KOHL'S RANCH WATER CO. INC.

Amount of actual property taxes paid during Calendar Year 2018 was

Property Taxes

\$4,709.66

If no property taxes paid, explain why.	PARCELS #
R00 99834719	30305085A
R00 99834720	30305123B
R00 99834721	30305123C
R00 99834722	30305123D
RO 36386	91381000

INDIAN GARDEN SPRING

Instructions: Fill out the Grey Cells with the relevant information. Input 0 or none if there is nothing recorded in that account or there is no applicable information to report.



Monica Wohlforth
Gila County Treasurer
PO Box 1093
Globe, AZ 85502

PROPERTY TAX NOTICE ENCLOSED

12261*44**G50**1.0655**1/4*****AUTO5-DIGIT 85541
KOHL'S RANCH WATER COMPANY C/O: EVELYN TH
PO BOX 206
PAYSON AZ 85547-0206



2

2021 Second Half Payment Coupon

To Pay 2nd Half Only PAY ▶ 2,354.83

Due March 1, 2022, Delinquent after May 2, 2022
Name: KOHL'S RANCH WATER COMPANY C/O: EVELYN TH
Account #: C000032 Parcel #: 491381000

If your mortgage company makes your property tax payments,
consider this notice as a courtesy copy of your records only.



MONICA WOHLFORTH
GILA COUNTY TREASURER
PO BOX 1093
GLOBE, AZ 85502-1093



Delinquency Date Second Half Payment Penalty for late payment is 16% per year
assessed monthly as of the 1st day of the month for payments postmarked after
May 2, 2022 at 5:00 PM (ARS 42-18052 and ARS 42-18053).

DETACH AND RETURN WITH PAYMENT PAYMENT IN U.S. FUNDS ONLY

Please fold on perforation BEFORE tearing

2021 First Half Payment Coupon

Due October 1, 2021, Delinquent after Nov 1, 2021
Name: KOHL'S RANCH WATER COMPANY C/O: EVELYN TH
Account #: C000032 Parcel #: 491381000

If your mortgage company makes your
property tax payments, consider this notice
as a courtesy copy of your records only.

10/13/2021

\$ 2,354.83

C/C # 3218

1

To Pay 1st Half Only PAY ▶ 2,354.83

To Pay Full Amount PAY ▶ 4,709.66



Delinquency Date First Half Payment Penalty for late payment is 16% per year
assessed monthly as of the 1st day of the month for payments postmarked after
November 1, 2021 at 5:00 PM (ARS 42-18052 and ARS 42-18053).

Any total property tax notice of \$100 or less must be paid in full using the first
payment coupon, no later than December 31, 2021 at 5:00 PM

IMPORTANT: Please make sure the return address of this coupon
shows through the window in the provided return envelope or the
Post Office will NOT deliver your payment.

MONICA WOHLFORTH
GILA COUNTY TREASURER
PO BOX 1093
GLOBE, AZ 85502-1093



12261 1/2



KOHL'S RANCH WATER CO
P O BOX 206
PAYSON, AZ 85547-0206

3218

91-527/1221 2015
3650136447

DATE 10/13/2021

PAY TO THE ORDER OF GILA COUNTY TREASURER \$ 2,354.83

Two thousand three hundred fifty four & ⁸³/₁₀₀ DOLLARS



C. Cantillo

FOR _____

⑈0000003218⑈ ⑆122105278⑆ 3650136447⑈

2021 REAL PROPERTY TAX NOTICE

GILA COUNTY

ARIZONA

ACCOUNT NUMBER	AREA CODE	PRIMARY TAX RATE PER \$100 ASSESSED VALUE	SECONDARY TAX RATE PER \$100 ASSESSED VALUE	IRRIGATION DISTRICT \$ PER ACRE
C000032	1000	9.1319	1.9081	
ASSESSMENT				
VALUE IN DOLLARS	ASST %	NET ASSESSED	EXEMPTIONS	TAX RATE
LIMITED LAND, BLDG, ETC.	0.0	0	0	9.1319
LIMITED PERSONAL PROPERTY	18.0	42,660	0	9.1319
LIMITED TOTALS		42,660	0	3,895.66
FULL CASH LAND	0.0	0	0	1.9081
FULL CASH BUILDINGS, ETC.	0.0	0	0	1.9081
FULL CASH PERSONAL PROPERTY	18.0	42,660	0	1.9081
FULL CASH TOTALS		42,660	0	814.00

2021 TAX SUMMARY

PRIMARY PROPERTY TAX	3,895.66
LESS STATE AID TO EDUCATION	0.00
NET PRIMARY PROPERTY TAX	3,895.66
SECONDARY PROPERTY TAX	814.00
SPECIAL DISTRICT TAX	0.00
TOTAL TAX DUE FOR 2021	4,709.66

LIMITED PROPERTY VALUE IS THE BASIS FOR CALCULATING ALL PROPERTY TAXES

ACCOUNT: C000032 PARCEL: 491381000

Situs Address:

Legal Description:

TOTAL VALUE OF OPERATING PROPERTY

JURISDICTION

Gila County
State School Equaliz
SD #10 Payson
Community College
Fire District Assist
Gila County Library
NAVIT
SD #10 Budget Overri
SD #10 Class A Bonds

2020 TAXES

1742.20
184.03
1561.95
398.68
41.58
100.83
20.79
214.06
472.02

2021 TAXES

1787.45
181.86
1518.31
408.04
42.66
103.45
21.33
194.62
451.94

This is the only notice you will receive.

Monica Wohlforth
Gila County Treasurer
PO Box 1093
Globe, AZ 85502

THIS IS A CALENDAR YEAR TAX NOTICE

TOTALS 4,736.14 4,709.66

PAYMENT INSTRUCTIONS

To pay the 1st half, send the 1st half coupon with your payment postmarked no later than November 1, 2021. To pay the 2nd half installment, send the 2nd half coupon with your payment postmarked no later than May 2, 2022. To pay taxes for the full year, send the 1st half coupon with your payment postmarked no later than December 31, 2021 and no interest will be charged for current year.

THERE WILL BE A CHARGE FOR EACH RETURNED CHECK AND YOUR TAXES WILL REVERT TO AN UNPAID STATUS.

Make your check payable and mail to:

Gila County Treasurer
PO Box 1093
Globe, AZ 85502

PLEASE INCLUDE YOUR
ACCOUNT NUMBER
ON YOUR CHECK.



DETACH AND RETURN WITH PAYMENT PAYMENT IN U.S. FUNDS ONLY

Please fold on perforation BEFORE tearing



Monica Wohlforth
Gila County Treasurer
PO Box 1093
Globe, AZ 85502

11/6/2021
OK # 3226
2,354.83
TX

2

2021 Second Half Payment Coupon

To Pay 2nd Half Only PAY 2,354.83

Due March 1, 2022, Delinquent after May 2, 2022
Name: KOHLS RANCH WATER COMPANY C/O: EVELYN TH
Account #: C000032 Parcel #: 491381000

PROPERTY TAX NOTICE ENCLOSED

12261*44**G50**1.0655**1/4*****AUTO5-DIGIT 85541
KOHLS RANCH WATER COMPANY C/O: EVELYN TH
PO BOX 206
PAYSON AZ 85547-0206



MONICA WOHLFORTH
GILA COUNTY TREASURER
PO BOX 1093
GLOBE, AZ 85502-1093



Delinquency Date Second Half Payment Penalty for late payment is 16% per year
erated monthly as of the 1st day of the month for payments postmarked after
ay 2, 2022 at 5:00 PM (ARS 42-18052 and ARS 42-18053).

12/31/2021

0

Annual Report
Verification and Sworn Statement (Taxes)
12/31/2021

KOHL'S RANCH WATER CO. INC.

Verification and Sworn Statement (Taxes)

Verification: State of ARIZONA, the undersigned of the
(state name)

County of (county name):

Name (owner or official) title:

Company name:

GILA

EVELYN R. THORNE

KOHL'S RANCH WATER CO. INC.

DO SAY THAT THIS ANNUAL UTILITY PROPERTY TAX AND SALES TAX REPORT TO THE ARIZONA CORPORATION COMMISSION.

FOR THE YEAR ENDING:

12/31/2021

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Sworn Statement: I HEREBY ATTEST THAT ALL PROPERTY TAXES FOR SAID COMPANY ARE CURRENT AND PAID IN FULL.

I HEREBY ATTEST THAT ALL SALES TAXES FOR SAID COMPANY ARE CURRENT AND PAID IN FULL.

Concasti/M

signature of owner/official

928 978 2220

telephone no.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY

THIS

3rd

DAY OF

Gila

(county name)

May 2022

(month) and (year)

MY COMMISSION EXPIRES

Sept 14, 2025

(date)



JAMESON R. RICHARDS
Notary Public - State of Arizona
GILA COUNTY
Commission # 615713
Expires September 14, 2025

Jameson R. Richards
(signature of notary public)

12/31/2021

KOH'S RANCH WATER CO. INC.

Verification and Sworn Statement

Verification:

State of ARIZONA I, the undersigned of the
(state name)
County of (county name): GILA
Name (owner or official) title: EVELYN R THORNE
Company name: KOH'S RANCH WATER CO. INC.

DO SAY THAT THIS ANNUAL UTILITY PROPERTY TAX AND SALES TAX REPORT TO THE ARIZONA CORPORATION COMMISSION.

FOR THE YEAR ENDING: 12/31/2021

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Sworn Statement:

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS DURING THE CALENDAR YEAR WAS:

Arizona Intrastate Gross Operating Revenues Only (\$)

178,541.34

(The amount in the box above includes

178,541.34 in sales taxes
billed or collected)

Encastillo
signature of owner/official

928 978 8220
telephone no.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY

THIS

3rd

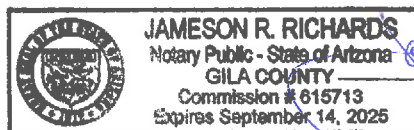
DAY OF

Gila
(county name)

May 2022
(month) and (year)

MY COMMISSION EXPIRES

Sept 14, 2025
(date)



[Signature]
(signature of notary public)

RECEIVED
UTILITIES DIVISION
2022 MAY -9 P 2:19
ARIZONA CORPORATION
COMMISSION

Annual Report

Verification and Sworn Statement (Residential Revenue)

12/31/2021

Kohl's Ranch Water 12/31/2021
CO. INC.

Verification and Sworn Statement (Residential Revenue)

Verification:

State of

ARIZONA

(state name)

I, the undersigned of the

County of (county name):

0 GILA

Name (owner or official) title:

0 EVELYN R. THORNE

Company name:

0 KOHL'S RANCH WATER CO. INC.

DO SAY THAT THIS ANNUAL UTILITY PROPERTY TAX AND SALES TAX REPORT TO THE ARIZONA CORPORATION COMMISSION.

FOR THE YEAR ENDING:

12/31/2021

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Sworn Statement:

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS RECEIVED FROM RESIDENTIAL CUSTOMERS DURING THE CALENDAR YEAR WAS:

Arizona Intrastate Gross Operating Revenues Only (\$)

178,541.34

(The amount in the box above includes

178,541.34

in sales taxes

billed or collected)

Cmcasillo for

signature of owner/official

928 978 8220

telephone no.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC
IN AND FOR THE COUNTY

Gila

(county name)

THIS

3rd

DAY OF

May, 2022

(month) and (year)

MY COMMISSION EXPIRES

Sept. 14, 2025

(date)



JAMESON R. RICHARDS
Notary Public - State of Arizona
GILA COUNTY
Commission #615713
Expires September 14, 2025

(signature of notary public)

RECEIVED
UTILITIES DIVISION
2022 MAY -9 P 2:19
ARIZONA CORPORATION
COMMISSION