

Mesa County Assessor Office



P.O. Box 20,000 Grand Junction CO 81502
Telephone: 970-244-1610 Fax: 970-244-1790

MINERAL RIGHT RESEARCH/ ASSESSMENT/HANDOUT

To place severed mineral interests on the tax roll, you must contact an attorney, title company or title insurance agent to prepare a certificate for proof of mineral right ownership.

According to the Colorado Statute 39-1-104.5 below, a complete patent to present title search must be completed for the Assessor's office to place the severed mineral interest on the tax roll. This certificate must contain a signed statement stating:

- A complete chain of title from patent to present has been completed for this Mineral Right. Include reception number and Book/Page for each link in the chain.
- Certificate must include a perjury statement and a notarized signature
(Sample Perjury Statement: I declare under penalty of perjury, under the laws of the State of Colorado, that all statements contained in this Certificate and any accompanying documents is true and correct.)
- Owner name and address
- Legal description
- Severed mineral interest fraction or percentage
- Net mineral acreage contained in the severed interest

The certificate must be prepared by an agent authorized to do business in the State of Colorado:

- An attorney
- A title insurance company
- A title insurance agent

39-1-104.S - Severed mineral interest - placement on tax roll.

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 situated 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.

Source: L 7, Entire section added, p. 1405, § 1, effective July 1, L, 83; Entire section amended, p. 512, § 3, effective May 16.

Attached are lists, not necessarily all inclusive, for the title companies, landmen and real estate attorneys within the Grand Junction area. The Assessor's office is not recommending one person/firm over another. This is simply a list for reference. Additional listings may be found in the phone book. Categories to search also may include Attorney: Mining & Oil & Gas.

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LANDMEN

Billings & Company
Bill Billings –Certified Professional Landman
970-314-7723
2465 Ajay Ave
Grand Junction CO 81505

Dennis D. Hansen - Landman
970-245-4357 Office
970-216-1128 Cell
PO Box 4245
Grand Junction CO 81502

Fred Jones
Independent Landman
970-242-5702

John Mudon – Independent Landman
970-858-7597
1662 L ½ Rd
Fruita CO 81521

TITLE COMPANIES

Abstract & Title Company of Mesa County
970-242-8234
2464 Patterson Rd
Grand Junction CO 81505

Fidelity National Title Company
970-245-1055
480 W Park Dr Suite 200
Grand Junction CO 81505

Heritage Title Company
970-241-8555
330 Grand Ave Suite A
Grand Junction CO 81501

Land Title Guarantee Company
970-245-0550
2454 Patterson Rd Suite 100
Grand Junction CO 81505

OIL & GAS ATTORNEYS

Jeffrey L Driscoll
970-242-6262
200 N 6th St
Grand Junction CO 81501

Nathan A Keever
970-241-5500
744 Horizon Ct Suite 300
Grand Junction CO 81506

REAL ESTATE ATTORNEYS

Elder & Phillips
970-243-0946
562 White Ave
Grand Junction CO 81501

Hoskin, Farina & Kampf
970-242-4903
200 Grand Ave
Grand Junction CO 81501

Kain & Burke PC
970-778-4461
2779 Crossroads Blvd
Grand Junction CO 81506

Hand Law P.C.
970-245-4601
725 Rood Ave
Grand Junction CO 81501
