

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

EDWARD L. WILLIAMS,

v.

Respondent:

**EL PASO COUNTY BOARD OF
EQUALIZATION.**

Attorney or Party Without Attorney for the Petitioner:

Name: Edward L. Williams
Address: P.O. Box 549
Cascade, CO
Phone Number: (719) 684-7764
E-mail:
Attorney Registration No.:

Docket Number: 38382

ORDER (On Stipulation)

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

TRACT IN S2NW4 SEC 26-13-68 AS FOLS, BEG AT POI OF SWLY R/W LN OF US HWY 24 WITH E-W C/L OF SD SEC, TH N 33° 15' W 999.66 FT, TH AT R/A 20 FT NELY, NWLY AT R/A 80.4 FT FOR POB TH AT R/A 80 FT NELY, NWLY AT R/A 110 FT, SWLY AT R/A 175 FT, SELY AT R/A 110 FT, TH NELY AT R/A 95 FT TO POB. COUNTY SCHEDULE NO. 83262-00-045.

2. Petitioner is protesting the 2001 actual value of the subject property.
3. The parties agreed that the 2001 actual value of the subject property should be reduced to:

Land	\$ 32,000.00
Improvement	<u>\$250,542.00</u>
Total	\$282,542.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2001 actual value of the subject property, as set forth above.

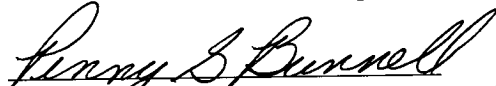
The El Paso County Assessor is directed to change his records accordingly.

DATED/MAILED this 26th day of October, 2001.

This decision was put on the record

October 25, 2001

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

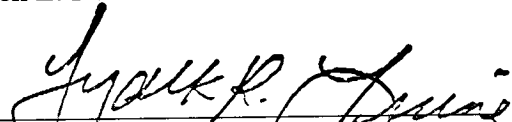

Penny S. Bunnell

Docket Number 38382

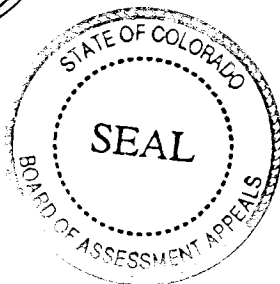
BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Mark R. Lynné



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: **38382**
Single County Schedule Number: **83262-00-045**

STIPULATION (As to Tax Year **2001** Actual Value)

Edward L. Williams

Petitioner(s),

vs.

EL PASO COUNTY BOARD OF EQUALIZATION,

Respondent

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2001** valuation of the subject property, and jointly move the Board of Assessment Appeals to enter it's order based on this Stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

TRACT IN S2NW4 SEC 26-13-68 AS FOLS, BEG AT POI OF SWLY R/W LN OF US HWY 24 WITH E-W C/L OF SD SEC, TH N 33°15' W 999.66 FT, TH AT R/A 20 FT NELY, NWLY AT R/A 80.4 FT FOR POB, TH AT R/A 80 FT NELY, NWLY AT R/A 110 FT, SWLY AT R/A 175 FT, SELY AT R/A 110 FT, TH NELY AT R/A 95 FT TO POB

2. The subject property is classified as **Commercial** property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year **2001**:

Land:	\$ 32,000.00
Improvements:	\$390,500.00
Total:	\$422,500.00

4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Land:	\$ 32,000.00
Improvements:	\$390,500.00
Total:	\$422,500.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year **2001** actual value for the subject property:

Land:	\$ 32,000.00
Improvements:	\$250,542.00
Total:	\$282,542.00

6. The valuation, as established above, shall be binding only with respect to tax year **2001**.

7. Brief narrative as to why the reduction was made:

Actual income and expenses provided.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **November 13, 2001 at 8:30 A.M.** be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals. (check if appropriate.)

DATED this **1st** day of **October, 2001**

X Edward K. Williams
Petitioner(s) or Attorney

John P. Proulx
County Attorney for Respondent, 5747
Board of Equalization

Address: **P.O. Box 459**
Cascade, CO 80809

Address: **27 East Vermijo**
Colorado Springs, CO 80903

Telephone: **(719) 684-7764**

Telephone: **(719) 520-6485**

Judith A. Stedler
County Assessor
Chief Appraiser
Address: **27 East Vermijo**
Colorado Springs, CO 80903

Telephone: **(719) 520-6605**

Docket Number: **38382**
StipCnty.mst

Single Schedule No.