

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>PARAGON PROPERTIES,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>EAGLE COUNTY BOARD OF EQUALIZATION.</b></p>	▲
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Edward C. Sells, Esq. Address: 1202 Bergen Parkway, Suite 311 Evergreen, Colorado 80439 Phone Number: (303) 674-3351 E-mail: Attorney Reg. No.: 12924</p>	<p><b>Docket Number: 39164</b></p>
<p><b>ORDER ON STIPULATION</b></p>	

**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:

**County Schedule No.: R008427**

**Category: Valuation**

**Property Type: Residential, time share**

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	\$	.00
Improvements		<u>\$298,840.00</u>
Total		\$298,840.00

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 Eagle County Assessor is directed to change her records accordingly.

**DATED/MAILED** this 14th day of May, 2002.

**BOARD OF ASSESSMENT APPEALS**

Karen E Hart

Karen E. Hart

Debra A. Baumbach

Debra A. Baumbach

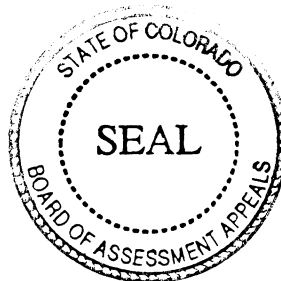
This decision was put on the record

May 13, 2002

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

Diane Von Dollen

Diane Von Dollen



Docket Number 39164

**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

County Schedule No. R008427  
Docket No. 39164

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

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**PARAGON PROPERTIES,**

**Petitioner,**

**vs.**

**EAGLE COUNTY BOARD OF EQUALIZATION.**

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The Petitioner and the Eagle County Board of Equalization ("the Board") hereby enter into this Stipulation regarding the tax year 2001 valuation of the subject property.

The Petitioner and the Board agree and stipulate as follows:

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

Parcel # 210108246040  
Schedule #R008427

2. The subject property is classified as Residential Condominium.

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

Land Value	\$-0-
Improvement Value	\$448,260
Total	\$448,260

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

Land Value	\$-0-
Improvement Value	\$448,260
Total	\$448,260

5. After further review and negotiation, Petitioner and Board agree to the tax year 2001 actual value for the subject property as follows:

Land Value	\$-0-
Improvement Value	\$298,840
Total	\$298,840

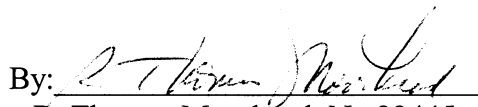
6. The valuation shall be binding with respect to only tax year 2001.

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

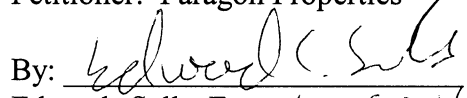
This complex is a time share complex in Vail. A physical inspection of the complex was conducted, which prompted a re-evaluation of the comparable sales and the resulting subject value. The result of this review is the basis of this recommendation.

DATED this 22<sup>nd</sup> day of April, 2002.

EAGLE COUNTY ATTORNEY

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Petitioner: Paragon Properties

By:   
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