

<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>JAMES O. NEWMAN,</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: James O. Newman Address: 2500 S. Rockwood Dr. Cincinnati, OH 45208 Phone Number: (513) 731-9888 E-mail: Attorney Registration No.:</p>	<p><b>Docket Number: 39213</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.: R029086**

**Category: Valuation**

**Property Type: Residential**

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	\$115,920.00
Improvements	<u>\$850,060.00</u>
Total	\$965,980.00

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 28<sup>th</sup> day of February, 2002.

This decision was put on the record

February 27, 2002

**BOARD OF ASSESSMENT APPEALS**

Karen E Hart

Karen E. Hart

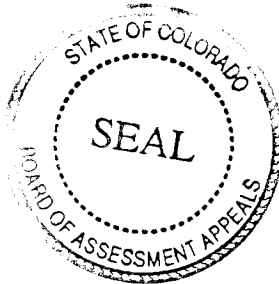
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

Debra A. Baumbach

Debra A. Baumbach

Penny S. Bunnell  
Penny S. Bunnell

Docket Number 39213



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

County Schedule No. R029086  
Docket No. 39213

---

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

---

**JAMES O. NEWMAN,**

**Petitioner,**

**vs.**

**EAGLE COUNTY BOARD OF EQUALIZATION.**

---

RECEIVED  
02 FEB 25 AM 8:36  
STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS

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 # 210319203010  
Schedule #R029086

2. The subject property is classified as Residential.

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

Land Value	\$ 132,100
Improvement Value	\$ 979,730
Total	\$1,111,830

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

Land Value	\$ 132,100
Improvement Value	\$ 979,730
Total	\$1,111,830

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	\$ 115,920
Improvement Value	\$ 850,060
Total	\$ 965,980

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

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

A review of the sales in the complex was conducted with specific comparables selected from the subject complex. The unit is most similar in age, size and location to unit B-3 which sold at 482.00 per sq. ft. The above value recommendation reflect that amount. New drawing was produced from the plat - area was corrected. Mr. Newman has been advised, and agrees.

DATED this 21st day of February, 2002.

EAGLE COUNTY ATTORNEY

By: R. Thomas Moorhead  
R. Thomas Moorhead, No.22445  
P. O. Box 850  
Eagle, CO 81631  
(970) 328-8685

Petitioner:  
James O. Newman

By: James O. Newman  
James O. Newman  
2500 South Rookwood Drive  
Cincinnati, OH 45208