

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>HONG LI & WU MINMING,</p> <p>v.</p> <p>Respondent:</p> <p>BOULDER COUNTY BOARD OF EQUALIZATION</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Hong Li & Minming Wu Address: 315 Onyx Way Superior, CO 80027 Phone Number: 303-924-0289 Attorney Reg. No.:</p>	<p>Docket Number: 41114</p>
<p>ORDER ON STIPULATION</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.: R0143957

Category: Valuation Property Type: Residential

2. Petitioner is protesting the 2002 actual value of the subject property.

3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Land	\$110,500.00
Improvements	<u>\$299,500.00</u>
Total	\$410,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

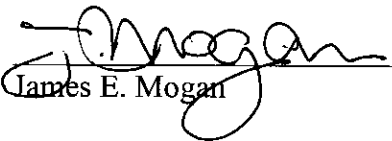
The Boulder County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 7th day of February, 2003.


This decision was put on the record


February 6, 2003

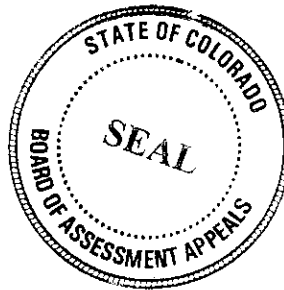
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals


James E. Mogan

BOARD OF ASSESSMENT APPEALS


Karen E. Hart


Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
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County Schedule Numbers: 143957

STIPULATION (As To Tax Year 2002 Actual Value)

PAGE 1 OF 2

WU MINMING & HONG LI

Petitioner(s),

vs.

BOULDER COUNTY BOARD OF EQUALIZATION,

Respondent

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STATE OF COLORADO
DB OF ASSESSMENT APPEALS

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2002 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

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

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

LOT 13 BLK 4 ROCK CREEK RANCH FLG 23A PROPERTY ADDRESS: 000315 ONYX WY SUPERIOR

2. The subject property is classified as Residential.

3. The County Assessor assigned the following actual value to the subject property for tax year 2002:

Land	\$ 110,500
Improvements	\$ 320,000
Total	\$ 430,500

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

Land	\$ 110,500
Improvements	\$ 320,000
Total	\$ 430,500

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2002 actual value for the subject property:

Land	\$ 110,500
Improvements	\$ 299,500
Total	\$ 410,000

Petitioner's Initials M.W. H.L.

Date 1/28/03

Docket Number: 41114

County Schedule Numbers: 143957

STIPULATION (As To Tax Year 2002 Actual Value)

6. The valuation, as established above, shall be binding only with respect to tax year 2002.

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

Further analysis of the comparable sales relative to the subject justify a revised value as indicated.

8. Both parties agree that the petition before the Board of Assessment Appeals should be dismissed in lieu of this agreed upon value.

9. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.

DATED this 28th day of January, 2003.

W. Li, Hong Li
Petitioner(s) or Attorney

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Telephone (303) 441-3435

CINDY DOMENICO
Boulder County Assessor

By: [Signature]
SAMUEL M. FORSYTH
Chief Deputy Assessor
P. O. Box 471
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