

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>KENNETH E SHAPIRO,</p> <p>v.</p> <p>Respondent:</p> <p>EAGLE COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Ronald S Loser, Esq Address: 1700 Lincoln St #1300 Denver, CO 80203 Phone Number: (303) 866-9400</p>	<p>Docket Number: 42151</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.: R047975

Category: Valuation

Property Type: Residential

2. Petitioner is protesting the 2003 actual value of the subject property.

3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Land	\$ 397,800.00
Improvements	<u>\$ 827,200.00</u>
Total	\$1,225,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

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

DATED/MAILED this 5th day of February, 2004.

This decision was put on the record

February 4, 2004

BOARD OF ASSESSMENT APPEALS

Karen E Hart

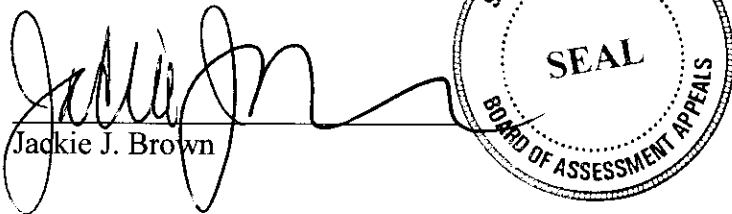
Karen E. Hart

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

Jackie J. Brown



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**
1313 Sherman Street, Room 315
Denver, CO 80203

Petitioner:
KENNETH E. SHAPIRO

v.

Respondent:
**EAGLE COUNTY BOARD OF
EQUALIZATION**

Diane H. Mauriello, No. 21355
Bryan R. Treu, No. 29577
Debbie Faber, No. 33824
Walter Mathews, No. 31109
Eagle County Attorney
P.O. Box 850
Eagle, Colorado 81631
970.328.8685
Fax: 970.328.8699

COURT USE ONLY

Docket No. 42151

Schedule No(s): R047975

04 FEB -4 AM 11:34
BOARD OF ASSESSMENT APPEALS
DENVER, CO

STIPULATION

The Petitioner and the Eagle County Board of Equalization ("the Board") hereby enter into this Stipulation regarding the tax year 2003 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 No. 210503405017
Schedule No. R047975

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 2003:

Land Value	\$ 397800
Improvement Value	\$ 930150
Total	\$ 1327950

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

Land Value	\$ 397800
Improvement Value	\$ 930150
Total	\$1327950

5. After further review and negotiation, Petitioner and Board agree to the tax year 2003 actual value for the subject property as follows:

Land Value	\$ 397800
Improvement Value	\$ 827200
Total	\$1225000

6. The valuation shall be binding with respect to only tax year 2003.

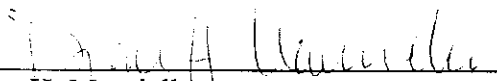
7. Brief narrative as to why the reduction was made:

A review of comparable sales in the area indicate a value decrease is warranted.

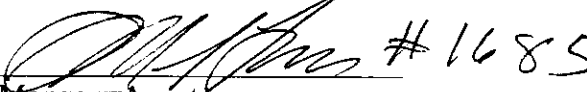
8. Both parties agree that the hearing scheduled before the Board of Assessment appeals on April 15, 2004 at 3:00 p.m. be vacated.

DATED this 2nd day of February, 2004.

EAGLE COUNTY ATTORNEY

By: 
Diane H. Mauriello
County Attorney

Petitioner:
KENNETH E. SHAPIRO

By:  #1685
~~Joe Monzon, Agent~~
~~Marvin Poer & Company~~
~~410 17th Street, No. 1730~~
~~Denver, CO 80202~~

Ronald S. Losev
1700 Lincoln #1300
Denver, CO 80203
(303) 866-9400