

<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>PAUL G. PARKER,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>MESA COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Paul G Parker Address: 509-29 Road Grand Junction, CO 81504 Phone Number: (970) 243-2875</p>	<p><b>Docket Number: 42291</b></p>
<p align="center"><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.: 2943-074-15-002**

**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	\$25,000.00
Improvements	<u>\$35,000.00</u>
Total	\$60,000.00

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.

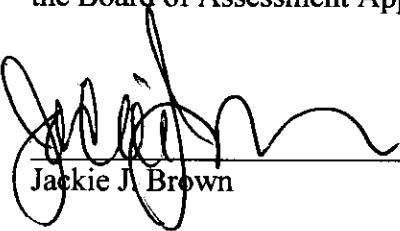
The Mesa County Assessor is directed to change his/her records accordingly.

**DATED/MAILED** this 9<sup>th</sup> day of April, 2004.

This decision was put on the record

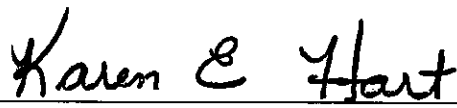
April 8, 2004


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

  
Jackie J. Brown



**BOARD OF ASSESSMENT APPEALS**

  
Karen E. Hart

  
Debra A. Baumbach

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	
<b>Petitioner: PAUL G. PARKER</b>  v.  <b>Respondent: MESA COUNTY BOARD OF EQUALIZATION</b>	
<b>MESA COUNTY ATTORNEY'S OFFICE</b> <b>Maurice Lyle Dechant</b> <b>Mesa County Attorney</b> <b>Valerie J. Robison</b> <b>Assistant County Attorney</b> <b>P.O. Box 20,000-5004</b> <b>Grand Junction, CO 81502-5004</b>  <b>Phone: (970) 244-1612</b> <b>FAX: (970) 255-7196</b> <b>Atty. Reg. #8948, #21404</b>	Docket Number: 42291   RECEIVED CO OF ASSESSMENT APPEALS 04 APR -7 PM 2:14
<b>STIPULATION As To Tax Year 2003 Actual Value</b>	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2003 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as: 509 29 Road, Grand Junction, CO 81501.
2. The subject property is classified as Residential property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2003:

Schedule Number	Land	Improvements	Total
2943-074-15-002	\$25,000.00	\$42,460.00	\$67,460.00

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

Schedule Number	Land	Improvements	Total
2943-074-15-002	\$25,000.00	\$42,460.00	\$67,460.00

5. After further review and negotiation, Petitioner(s) and Respondent agree to the following tax year 2003 actual value for the subject property:

Schedule Number	Original Assessment	New Stipulated Value
2943-074-15-002	Land = \$25,000.00 Improvements = \$42,460.00	Land = \$25,000.00 Improvements = \$35,000.00
<b>GRAND TOTALS</b>	<b>\$67,460.00</b>	<b>\$60,000.00</b>


6. The valuation, as established above, shall be binding only with respect to tax year 2003.


7. Brief narrative as to why the reduction was made: The Mesa County Assessor's Office has reviewed the information provided in the taxpayer's appeal, along with the appropriate market information. The parties agree that the original value for the property in the tax parcel should be adjusted in order to be a fair and equitable estimate of value as of June 30, 2002, as required by C.R.S. 39-1-104(10.2).

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 20, 2004 at 8:30 a.m. be vacated.

DATED this 7 day of April, 2004.

  
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Petitioner(s) or Agent

  
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Docket Number: 42291