

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 45167
Petitioner: ALAN B. AND NIEN T. WOLIN , v. Respondent: EL PASO COUNTY BOARD OF EQUALIZATION.	
ORDER ON STIPULATION	

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.: 61180-08-017

Category: Valuation Property Type: Residential
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:

Total Value: \$270,000

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2005 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 5th day of October 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

October 4, 2005

Karen E Hart

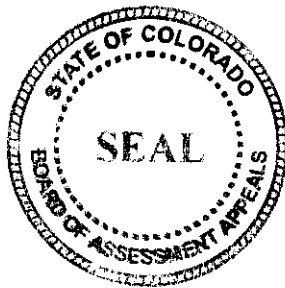
Karen E. Hart

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

Keela Steele
Keela Steele



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: **45167**
Single County Schedule Number: **61180-08-017**

STIPULATION (As to Tax Year **2005** Actual Value)

Alan B. & Nien T. Wolin

Petitioner(s),

vs.

EL PASO COUNTY BOARD OF EQUALIZATION,

Respondent

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2005** 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:

**ELY 240.0 FT OF TRACT 4 ARROWWOOD SUB NO 1 REFIL OF ARROWWOOD SUB, THAT PART
OF TRACT 52 ARROWWOOD SUB NO 2 LY S OF ELY EXT OF NLY LN OF AFSD TRACT 4**

2. The subject property is classified as **residential** property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year **2005**:

Land:	\$142,500.00
Improvements:	\$149,325.00
Total:	\$291,825.00

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

Land:	\$142,500.00
Improvements:	\$137,500.00
Total:	\$280,000.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year **2005** actual value for the subject property:

Land:	\$132,500.00
Improvements:	\$137,500.00
Total:	\$270,000.00

6. The valuation, as established above, shall be binding only with respect to tax year **2005**.

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

Further review of land value indicated an adjustment was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on at be vacated; or, (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this **26th** day of **September, 2005**

x Alan B. Wolin
Alan B. Wolin

x Nien T. Wolin
Nien T. Wolin

[Signature]
County Attorney for Respondent, **5747**
Board of Equalization

Address: **17870 Sierra Way
Monument, CO 80132-8404**

Address: **27 East Vermijo
Colorado Springs, CO 80903**

Telephone: ~~(719) 398-0125 Ext. 410~~
719.488.3202

Telephone: **(719) 520-6485**

[Signature]
County Assessor

Address: **27 East Vermijo
Colorado Springs, CO 80903**

Telephone: **(719) 520-6605**

Docket Number: **45167**
StipCnty.mst