

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 50709</b>
Petitioner: <b>THOMAS E. MORRISSEY ,</b>  v. Respondent: <b>DENVER COUNTY BOARD OF COMMISSIONERS.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: 05038-22-149-149**

**Category: Abatement      Property Type: Residential**
2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:  

**Total Value:            \$300,000**

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

**ORDER:**

Respondent is ordered to reduce the 2007 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 18th day of February 2010.



**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

*Melissa Nord*

Melissa Nord

<b>BOARD OF ASSESSMENT APPEALS</b> <b>STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number:  50709  Schedule Number:  05038-22-149-149
Petitioner:  <b>THOMAS E. MORRISSEY</b>  v.	
Respondent:  <b>DENVER COUNTY BOARD OF COMMISSIONERS</b>	
Attorneys for Denver County Board of Commissioners  City Attorney  Charles T. Solomon #26873 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
<b>STIPULATION (AS TO TAX YEAR 2007 ACTUAL VALUE)</b>	

Petitioner, THOMAS E. MORRISSEY, and Respondent, DENVER COUNTY BOARD OF COMMISSIONERS, hereby enters into this Stipulation regarding the tax year 2007 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

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

1. The property subject to this Stipulation is described as:  
  
 888 Logan Street #7GH  
 Denver, Colorado 80203
  
2. The subject property is classified as residential condominium unit.

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3. The County Assessor originally assigned the following actual value on the subject property for tax year 2007.

Land	\$	11,500.00
Improvements	\$	<u>482,400.00</u>
Total	\$	493,900.00

4. After appeal to the Denver County Board of Commissioners, the Denver County Board of Commissioners valued the subject property as follows:

Land	\$	11,500.00
Improvements	\$	<u>347,000.00</u>
Total	\$	358,500.00

5. After further review and negotiation, the Petitioner and Denver County Board of Commissioners agree to the following actual value for the subject property for tax year 2007.

Land	\$	11,500.00
Improvements	\$	<u>288,500.00</u>
Total	\$	300,000.00

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6. The valuations, as established above, shall be binding only with respect to tax year 2007.

7. After reviewing the subjects interior photos taken after the purchase date (Photos supplied by petitioners) the unit was not as updated as MLS remarks had stated.

The assessor completed a URAR comp grid with units from competing complexes that were all large combined units for their buildings, the option of value from this tool was used in the negotiation process.

8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

DATED this 11<sup>th</sup> day of February, 2010.

Agent/Attorney/Petitioner

Denver County Board of Commissioners

By: [Signature] 2/11/10  
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