

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 51652

Petitioner:

MARIAN E. TESITOR ,

v.

Respondent:

**LARIMER 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.: R1631586+1

Category: Valuation Property Type: Vacant Land

2. Petitioner is protesting the 2009 actual value of the subject property.
3. The parties agreed that the 2009 actual value of the subject property should be reduced to:

Total Value: \$202,900

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2009 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 25th day of January 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

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): 51652
County Schedule Number : R1631586 & R1631587

STIPULATION (As To Tax Year 2009 Actual Value)-

Tesitor, Marian E.

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2009 tax-year valuation of the subject property. Petitioner(s) and Respondent 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:

2. The subject property is classified as a Residential Vacant Land.

3. The County Assessor originally assigned the following actual value to the subject property:

Land	\$	276,300/per lot
Improvements	\$	<u>0</u>
Total	\$	276,300/per lot

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

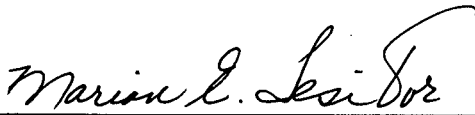
Land	\$	276,300/per lot
Improvements	\$	<u>0</u>
Total	\$	276,300/per lot

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2009.

Land	\$	202,900/per lot
Improvements	\$	0
Total	\$	<u>202,900/per lot</u>

6. The valuations, as established above, shall be binding only with respect to tax year 2009.
7. Brief narrative as to why the reduction was made: After further review of property and discovery of additional sales found that property was overvalued.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 22, 2010 be vacated.

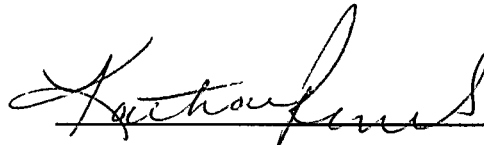
DATED this 10th day of December 2009



Petitioner(s) Representative

Address:

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KATHAY RENNELS, CHAIR OF THE
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