

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 61092</b>
Petitioner: <b>BRUCE E. FELDMAN ,</b>  v.  Respondent: <b>CHAFFEE COUNTY BOARD OF EQUALIZATION.</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.: R380704213114**

**Category: Valuation      Property Type: Residential**
2. Petitioner is protesting the 2012 actual value of the subject property.
3. The parties agreed that the 2012 actual value of the subject property should be reduced to:  

**Total Value:            \$142,000**

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

**ORDER:**

Respondent is ordered to reduce the 2012 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 5th day of March 2013.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
Diane M. DeVries

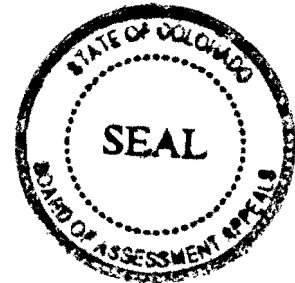
*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

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

*CM*

\_\_\_\_\_  
Cara McKeller



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
2013 FEB 27 AM 9:47

Docket Number: 61092

Single County Schedule Number: R380704213114

STIPULATION (As to Tax Year 2012 Actual Value)

BRUCE E. FELDMANN

Petitioner,

vs.

CHAFFEE COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2012 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:  
land and single family residence

2. The subject property is classified as residential (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2012:

Land	\$	53,915.00
Improvements	\$	128,533.00
Total	\$	182,448.00

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

Land	\$	53,915.00
Improvements	\$	128,533.00
Total	\$	182,448.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2012 actual value for the subject property:

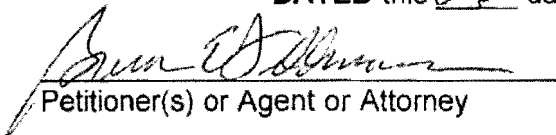
Land	\$	<u>53,915.00</u>
Improvements	\$	<u>88,085.00</u>
Total	\$	<u>142,000.00</u>

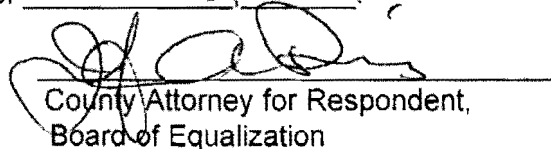
6. The valuation, as established above, shall be binding only with respect to tax year 2012.

7. Brief narrative as to why the reduction was made:  
Petitioner provided photographs indicating the property is in badly worn condition. Changing the condition results in a lower valuation of the property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 27, 2013 (date) at 8:30 AM (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

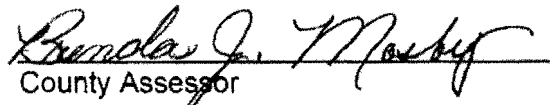
DATED this 26<sup>th</sup> day of February, 2013

  
Petitioner(s) or Agent or Attorney

  
County Attorney for Respondent,  
Board of Equalization

Address:  
P.O. Box 1368  
Salida, CO 81201  
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Telephone: 719.221.4715

Address:  
104 Crestone Ave.  
P.O. Box 699  
Salida, CO 81201  
Telephone: 719.539.2218  
Telephone: see above

  
County Assessor

Address:  
104 Crestone Ave.  
P.O. Box 699  
Salida, CO 81201  
Telephone: 719.539.4016

Docket Number 61092