

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 66021
Petitioner: MICHAEL COPE v. Respondent: ARAPAHOE 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.: 2077-20-3-04-009
Category: Valuation/Protest Appeal Property Type: Residential
2. Petitioner is protesting the 2015 actual value of the subject property.
3. The parties agreed that the 2015 actual value of the subject property should be reduced to:

Total Value: \$820,000
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

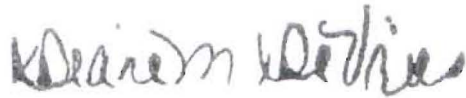
ORDER:

Respondent is ordered to reduce the 2015 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 26th day of August 2016.

BOARD OF ASSESSMENT APPEALS




Diane M. DeVries

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



Debra A. Baumbach



Gordana Katardzic



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 66021
STIPULATION as To Tax Year 2015 Actual Value

STATE OF COLORADO
BD OF ASSESSMENT APPEALS

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MICHAEL COPE,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax year 2015 valuation of the property listed in this Petition and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as **RESIDENTIAL** and described as follows: **33 Wedge Way**, County Schedule Number: **2077-20-3-04-009**.

A brief narrative as to why the reduction was made: Partial completion (75%) of subject improvements in relation to comparable market sales indicates that adjustment to this value is correct.

The parties have agreed that the 2015 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE	
2015		2015	
Land	\$375,000	Land	\$375,000
Improvements	\$500,100	Improvements	\$445,000
Personal	\$	Personal	\$
Total	<u>\$875,100</u>	Total	<u>\$820,000</u>

The valuation, as established above, shall be binding only with respect to the tax year 2015. This valuation, as established above, is for purposes of settlement only and does not reflect an appraised value.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled. Petitioners agree to waive the right to any further appeal for the assessment year covered by this Stipulation.

DATED the 28 day of July 2016.


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ARAPAHOE COUNTY
AUG 1 - 2016
ATTORNEY'S OFFICE