



**DATED AND MAILED** this 31st day of March 2016.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
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*

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

*G. Katardzic*  
\_\_\_\_\_  
Gordana Katardzic



**BOARD OF ASSESSMENT APPEALS,**  
**STATE OF COLORADO**  
1313 Sherman Street, Room 315  
Denver, Colorado 80203

2016 MAR 24 PM 2:50

Petitioner:

**DONALD JAMES NINTEMAN,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
EQUALIZATION.**

Docket Number: 67747

Schedule No.: R0350642

Attorney for Respondent:

Meredith P. Van Horn, #42487  
Assistant County Attorney  
Office of the County Attorney  
Douglas County, Colorado  
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Castle Rock, Colorado 80104  
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**STIPULATION (As to Tax Year 2015 Actual Value)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2015 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:  
Lot 84 Highlands Ranch #70E .340 AM/L
2. The subject property is classified as Residential property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2015:

Land	\$146,208
Improvements	<u>\$301,770</u>
Total	\$447,978

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

Land	\$146,208
Improvements	<u>\$301,770</u>
Total	\$447,978

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2015 actual value for the subject property:

Land	\$146,208
Improvements	<u>\$275,792</u>
Total	\$422,000

6. The valuations, as established above, shall be binding only with respect to tax year 2015.

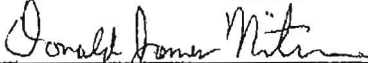
7. Brief narrative as to why the reduction was made:


Parties to the appeal have agreed to settlement based on market sales.

8. Because 2016 is an intervening year, the parties have further agreed that the 2016 value shall also be adjusted in order to make it consistent with the 2015 value.

9. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 18, 2016 at 8:30 a.m. be vacated.

DATED this 24<sup>th</sup> day of March, 2016.

  
DONALD JAMES NINTEMAN  
Petitioner  
9514 Chesapeake Street  
Highlands Ranch, CO 80126  
303-471-5994

  
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Assistant County Attorney  
for Respondent DOUGLAS COUNTY  
BOARD OF EQUALIZATION  
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