

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 69136
Petitioner: ANDREW J WUENSCHERL v. Respondent: LAKE 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.: 20001277
Category: Valuation/Protest Appeal Property Type: Residential

2. Petitioner is protesting the 2016 actual value of the subject property.

3. The parties agreed that the 2016 actual value of the subject property should be reduced to:

Total Value: \$125,000
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2016 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 28th day of October 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

Gordana Katardzic

Gordana Katardzic



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

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Docket Number: 69136
Single County Schedule Number: 20001277

STIPULATION (As to Tax Year 2016 Actual Value)

Andrew Wenschel

Petitioner,

vs.

LAKE COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2016 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:

211 W. 9th St, Leadville, CO 80461
Lots 25 & 26, Block 66, Stevens & Leiter

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 2016:

Land	\$	<u>35,000</u>	.00
Improvements	\$	<u>122,599</u>	.00
Total	\$	<u>157,599</u>	.00

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

Land	\$	<u>35,000</u>	.00
Improvements	\$	<u>113,819</u>	.00
Total	\$	<u>148,819</u>	.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2016 actual value for the subject property:

Land	\$ <u>35,000</u>	.00
Improvements	\$ <u>90,000</u>	.00
Total	\$ <u>125,000</u>	.00

6. The valuation, as established above, shall be binding only with respect to tax year 2016.

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

Property in fair condition. Subject property is dissimilar from comparables, therefore a reduction is warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on n/a (date) at n/a (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this _____ day of October, 2016.

Andreas Wenzel
Petitioner(s) or Agent or Attorney

[Signature]
County Attorney for Respondent,
Board of Equalization

Address:

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Leadville CO 80461

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Address:

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Leadville, CO 80461

Telephone: 719-486-2121

Miguel Martinez
County Assessor

Address:

Po Box 28
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Telephone: 719-486-4111

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