

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 70272
Petitioner: DACHENG ZHOU & WENXIN YAN 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.: R1616524
 Category: Valuation/Protest Appeal Property Type: Residential
2. Petitioner is protesting the 2017 actual value of the subject property.
3. The parties agreed that the 2017 actual value of the subject property should be reduced to:

Total Value: \$185,000
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

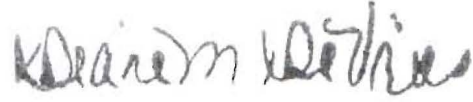
ORDER:

Respondent is ordered to reduce the 2017 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 20th day of October 2017.

BOARD OF ASSESSMENT APPEALS

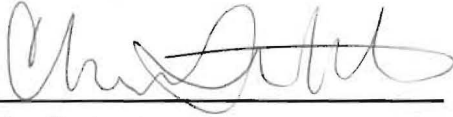


Diane M. DeVries

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



Debra A. Baumbach



Christine Fontenot



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

2017 OCT 19 PM 2:16

Docket Number(s): #70272
County Schedule Number : R1616524

STIPULATION (As To Tax Year 2017 Actual Value)

Dacheng Zhou/Wenxin Yan

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2017 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:
Legal: Condo Unit #8303 & Storage Unit #8309, Fossil Creek Condominiums,
Supp #4, Larimer County
2. The subject property is classified as a Residential property.
3. The County Assessor assigned the following actual value to the subject property on the Notice of Determination:

Land	\$	28,000
Improvements	\$	162,600
Total	\$	<u>190,600</u>

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

Land	\$	28,000
Improvements	\$	162,600
Total	\$	<u>190,600</u>

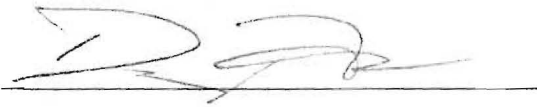
5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2017.

Land	\$	28,000
Improvements	\$	<u>157,000</u>

Total \$ 185,000

6. The valuations, as established above, shall be binding only with respect to tax year 2017.
7. Brief narrative as to why the reduction was made: This condo is inferior to the comps.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on 12/04/2017 be vacated.

DATED this 25th day of September 2017



Petitioner(s) Representative - Self

Address:

6138 Tilden St.
Fort Collins, CO 80528



LEW GAITER III, CHAIR OF THE
LARIMER COUNTY BOARD OF EQUALIZATION

Address:

LARIMER COUNTY ATTORNEY
224 Canyon Avenue Suite 200
Post Office Box 1606
Fort Collins, Colorado 80522
Telephone: (970)498-7450

Lisa Thorne 9.26.2017

Deputy STEVE MILLER by Lisa Thorne
LARIMER COUNTY ASSESSOR

Address:

Post Office Box 1190
Fort Collins, Colorado 80522
Telephone: (970)498-7050