

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 70670
Petitioner: RANDY L NELSON AND SHELLEY JK NELSON v. Respondent: LARIMER COUNTY BOARD OF EQUALIZATION	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been accepted 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.: R0697770
Category: Valuation/Protest Appeal Property Type: Commercial
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: \$450,000
 (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 18th day of April 2018.

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.

Christine Fontenot

Christine Fontenot



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

2018 APR -5 AM 8:05

Docket Number(s): 70670

County Schedule Number: R0697770, Parcel Number: 95142-15-002

STIPULATION (As To Tax Year 2017 Actual Value)-

**Randy L Nelson & Shelley JK Nelson
832 W Eisenhower Blvd
Loveland, CO 80537-3134**

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: A single family residence, which is located in Loveland, Colorado.
2. The subject property is classified as a Commercial property.
3. The County Assessor originally assigned the following actual value to the subject property:

Land	\$	206,900
Improvements	\$	313,100
Total	\$	<u>520,000</u>

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

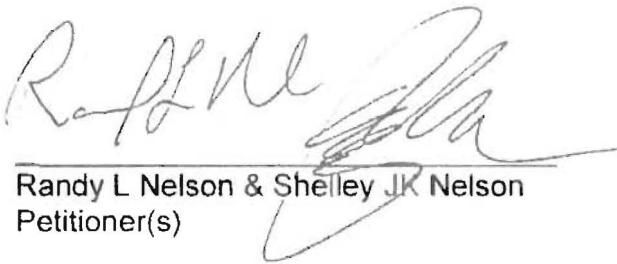
Land	\$	206,900
Improvements	\$	313,100
Total	\$	<u>520,000</u>

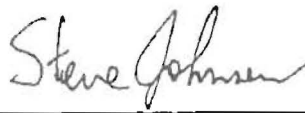
5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2017.

Land	\$	206,900
Improvements	\$	243,100
Total	\$	<u>450,000</u>

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: Petitioner supplied income information for the subject property. There was only minimal change in value to this parcel. The Petitioner and Respondent agreed.
8. Both parties agree that the hearing scheduled before the Board of Assessment be vacated.

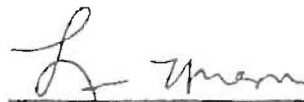
DATED this 28th day of December 2017


Randy L Nelson & Shelley JK Nelson
Petitioner(s)


STEVE JOHNSON
LARIMER COUNTY BOARD OF EQUALIZATION

Address:
832 W Eisenhower Blvd
Loveland, CO 80537-3134

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


STEVE MILLER by Liss Thieme
LARIMER COUNTY ASSESSOR
Deputy

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