

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>KISSNER ENTERPRISES, LLC</p> <p>v.</p> <p>Respondent:</p> <p>MESA COUNTY BOARD OF EQUALIZATION</p>	<p>Docket No.: 75820</p>
<p>ORDER ON STIPULATION</p>	

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 Order on Stipulation.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.:	R097377
Appeal Category:	VALUATION
Current Classification:	RESIDENTIAL

2. Petitioner is protesting the 2019 classification and actual value of the subject property.

3. The parties agreed that the 2019 classification and actual value of the subject property should be as follows:

Classification:	AGRICULTURAL
Actual Value:	\$176,760

(Reference the attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to change the 2019 classification of the subject property as set forth above.

Respondent is ordered to change the 2019 actual value of the subject property as set forth above.

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

DATED this 12th day of December, 2019.

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.

Jesenia Araujo

Jesenia Araujo

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BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO

Docket Number: 75820
Schedule No. R097377

STIPULATION (As to Tax Year 2019 Valuation/Reclassification)

Petitioner:
KISSNER ENTERPRISES, LLC,

vs.

Respondent:
Mesa County Board of Equalization.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2019 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:
2313 E ½ Road, Grand Junction, CO – R097377
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 2019:

\$385,230

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

\$385,230

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following tax year 2019 actual value for the subject property:

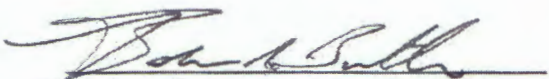
\$ 176,760 with the subject property reclassified to Agricultural.

6. The valuation, as established above, shall be binding only with respect to tax year 2019.

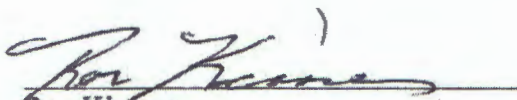
7. Brief narrative as to why the reclassification of the subject property:

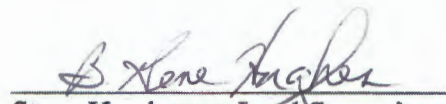
The Petitioner submitted additional information to the Assessor's Office, which supports the request for Agricultural classification. The subject property has been used for feeding cattle and sheep since 2016, which qualifies the property for the 2019 tax year.

DATED this 4 day of November, 2019.


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B. Gene Hughes
APPRAISER II

Docket Number: 75820