

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>BERNADINE A. TABOR,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>EL PASO COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Bernadine A. Tabor Address: 14710 Tanner Trail Elbert, CO 80106 Phone Number: (719) 495-9389 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 38065</p>
<p><b>ORDER (On Stipulation)</b></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 decision.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. Subject property is described as follows:

**SEE ATTACHED STIPULATION**

2. Petitioner is protesting the 2001 actual value of the subject property.

3. The parties agreed that the 2001 actual value of the subject property should be reduced to:

Land	\$ 80,000.00
Improvement	\$ <u>26,051.00</u>
Total	\$106,051.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2001 actual value of the subject property, as set forth above.

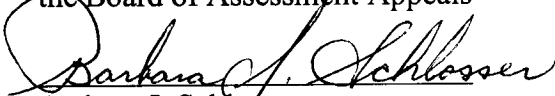
The El Paso County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 19th day of September, 2001.

This decision was put on the record

September 19, 2001

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

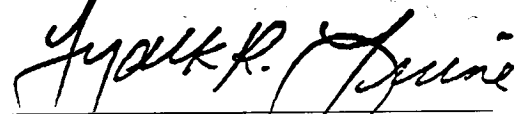
  
Barbara J. Schlosser

Docket Number 38065

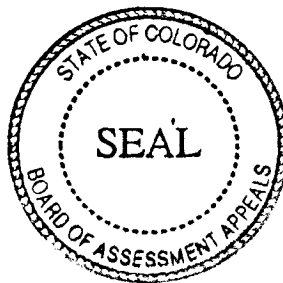
**BOARD OF ASSESSMENT APPEALS**



Karen E. Hart



Mark R. Linné



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number: **38065**  
Single County Schedule Number: **41000-00-178**

STIPULATION (As to Tax Year **2001** Actual Value)

**Bernadine A. Tabor**

Petitioner(s),

vs.

**EL PASO COUNTY BOARD OF EQUALIZATION,**

Respondent

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Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2001** valuation of the subject property, and jointly move the Board of Assessment Appeals to enter it's order based on this Stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

- The property subject to this Stipulation is described as:  
**TRACT IN N2S2 SEC 32-11-64 AS FOLS; BEG AT MOST SELY COR OF WOODLAKE FIL NO 3, TH N 00°33'14" W 569.89 FT, ANG R 79°47'36" TO TANG OF CUR TO R WITH C/A OF 06°57'50", AN ARC DIST OF 81.43 FT, ANG R 60°05'38" TO TANG OF CUR TO L WITH RAD OF 50.0 FT, C/A OF 49°53'14" AN ARC DIST OF 43.53 FT, N 89°26'46" E 1739.61 FT, N 00°59'53" W 567.20 FT, N 87°37'00" E 653.67 FT, S 00°44'06" E 1148.01 FT TO SLY LN OF N2S2, S 89°22'15" W 1279.05 FT, TH S 89°26'46" W 1239.19 FT TO POB**

2. The subject property is classified as **Residential** property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year **2001**:

Land:	<b>\$ 80,000.00</b>
Improvements:	<b>\$ 46,461.00</b>
Total:	<b>\$126,461.00</b>

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

Land:	<b>\$ 80,000.00</b>
Improvements:	<b>\$ 46,461.00</b>
Total:	<b>\$126,461.00</b>

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year **2001** actual value for the subject property:

Land:	<b>\$ 80,000.00</b>
Improvements:	<b>\$ 26,051.00</b>
Total:	<b>\$106,051.00</b>

6. The valuation, as established above, shall be binding only with respect to tax year **2001**.

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

**After a physical inspection was done, an adjustment was made to support Market data.**

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on \_\_\_\_\_ at \_\_\_\_\_ be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals.  (check if appropriate.)

DATED this **21st** day of **August, 2001**

X Bernadine Troor  
Petitioner(s) or Attorney  
Blair T. Johnson

John M. Baus  
County Attorney for Respondent, 5747  
Board of Equalization

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County Assessor

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**Colorado Springs, CO 80903**

Telephone: **(719) 520-6605**

Docket Number: **38065**  
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