

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**
1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

JOHN HATFIELD,

v.

Respondent:

**LARIMER COUNTY BOARD OF
EQUALIZATION.**

Attorney or Party Without Attorney for the Petitioner:

Name: John Hatfield
Address: 5505 SCR #7
Ft. Collins, CO 80528
Phone Number: (970) 206-0256
E-mail:
Attorney Registration No.:

Docket Number: 38103

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:

POR SE ¼ OF SE ¼ OF SE ¼ 4-6-68 DESC AS BEG AT SECOR
OF SD SEC; TH N 3 37' 29" W 328.73 FT TO TPOB; TH N3 37'
29" W 328.93 FT; TH W 663.29 FT; TH S 3 33' 16" E328.90 FT;
TH E 663.69 FT TO POB CO. COUNTY SCHEDULE NO.
R0331830.

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	\$ 1,323.00
Improvement	<u>\$143,500.00</u>
Total	\$144,823.00

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 Larimer County Assessor is directed to change his records accordingly.

DATED/MAILED this 1st day of November, 2001.

This decision was put on the record

October 31, 2001

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

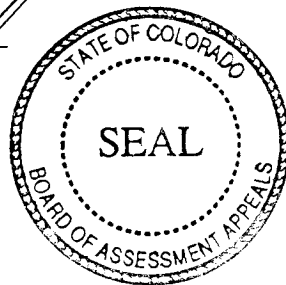
Penny S. Bunnell
Penny S. Bunnell

Docket Number 38103

BOARD OF ASSESSMENT APPEALS

Karen E. Hart
Karen E. Hart

Mark R. Linné
Mark R. Linné



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): 38103
County Schedule Number: R0331830
Parcel 86040-00-013

STIPULATION (As To Tax Year 2001 Actual Value)

John Hatfield,
Petitioner(s)

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

RECORDED IN THE
OFFICE OF THE CLERK OF COURTS
FOR THE COUNTY OF LARIMER
STATE OF COLORADO
MAY 11 2005

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 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:
POR SE 1/4 OF SE 1/4 OF SE 1/4 4-6-68 DESC AS BEG AT SECOR OF SD
SEC; TH N 3 37' 29" W 328.73 FT TO TPOB; TH N3 37' 29" W 328.93 FT; TH
W 663.29 FT; TH S 3 33' 16" E328.90 FT; TH E 663.69 FT TO POB CONT 5
ACRES M/L
2. The subject property is classified as an agricultural residential property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2001:

Land	\$	45200
Improvement	\$	<u>186100</u>
Total	\$	231300

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

Land	\$	45200
Improvement	\$	<u>151000</u>
Total	\$	196200

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

Land	\$	1323
Improvement	\$	<u>143500</u>
Total	\$	144823

6. The valuations, as established above, shall be binding only with respect to tax year 2001.
7. Brief narrative as to why the reduction was made:

Upon further review, the property should be classified as agricultural ___
For the tax year 2001 and a downward adjustment was made to the ___
Improvements due to deferred maintenance. _____

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on November 7, 2001(date) at 9:30 AM (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals _____
(check if appropriate).

DATED this 17 day of October, 2001.

John Stabfeld
Petitioner(s) Attorney

Kathay Rennels
Kathay Rennels, Chair
LARIMER COUNTY BOARD OF EQUALIZATION

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Docket Number 38103
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