

<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>THOMAS R. FAZIO,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DENVER COUNTY BOARD OF EQUALIZATION.</b></p>	▲
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Thomas R. Fazio Address: 4008 Morrison Rd. Denver, CO 80219 Phone Number: (720) 497-8220 E-mail: Attorney Registration No.:</p>	<p><b>Docket Number: 39887</b></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:

**County Schedule No.: 05181-45-023-000**  
**Category: Valuation**                      **Property Type: Residential**

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

Land	\$ 74,300.00
Improvements	<u>\$173,700.00</u>
Total	\$248,000.00

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 Denver County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 29<sup>th</sup> day of January, 2002.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on the record

January 28, 2002

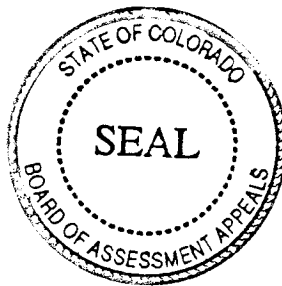
Karen E Hart  
Karen E. Hart

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

Mark R. Linné  
Mark R. Linné

Penny S. Bunnell  
Penny S. Bunnell

Docket Number 39887



Jan-24-2002 10:47am From-

<b>BOARD OF ASSESSMENT APPEALS</b> <b>STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	02 JAN 25 AM 10:59 STATE OF COLORADO BOARD OF ASSESSMENT APPEALS Docket Number 39887 Schedule Number: 5181-45-023
Petitioner:  <b>THOMAS R FAZIO</b>  v.  Respondent:  <b>DENVER COUNTY BOARD OF EQUALIZATION</b>	
Attorneys for Denver County Board of Equalization  <b>J. WALLACE WORTHAM, JR. #5969</b> City Attorney  <b>ALICE J. MAJOR #19454</b> Assistant City Attorney 1437 Bannock Street, Room 315 Denver, Colorado 80203 Telephone: 720-913-3275 Facsimile: 720-913-3180	
<b>STIPULATION (As To Tax Year 2001 Actual Value)</b>	

Petitioner, THOMAS R FAZIO, and Respondent, Denver County Board of Equalization, 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:  
     619 S. Perry Street  
     Denver, Colorado
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 2001:

10:47am From-

Land	\$ 74,300
Improvements	<u>\$225,800</u>
Total	\$300,100

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

Land	\$ 74,300
Improvements	<u>\$225,800</u>
Total	\$300,100

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

Land	\$ 74,300
Improvements	<u>\$173,700</u>
Total	\$248,000

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:

Recognition of the physical characteristics of the subject property and revised market analysis indicates the reduction as noted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 8, 2001 at 9:30 a.m. be vacated.

DATED this 24 day of January, 2002.

Thomas R. Fazio

Thomas R. Fazio

Petitioner  
4008 Morrison Road  
Denver, CO 80219  
Telephone: 720-497-8220

DENVER COUNTY BOARD OF  
EQUALIZATION

By: Alice J. Major  
ALICE J. MAJOR #19454  
Assistant City Attorney  
1437 Bannock Street, Room 353  
Denver, CO 80202-5375  
Telephone: 720-913-3275  
Facsimile: 720-913-3180

Docket Number: 39887