BOARD OF ASSESSMENT APPEALS, **STATE OF COLORADO** 1313 Sherman Street, Room 315 Denver, Colorado 80203 _____ Petitioner: **THE WRITER CORPORATION,** v. Respondent: **LARIMER COUNTY BOARD OF EQUALIZATION.**	
Attorney or Party Without Attorney for the Petitioner: Name: Stevens & Associates Todd J. Stevens Address: 8005 S. Chester St., #340 Englewood, CO 80112 Phone Number: (303) 347-1878	**Docket Number: 40512**

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:

   County Schedule No.: R1599201+113

   Category: Valuation **Property Type: Vacant Land**

2. Petitioner is protesting the 2002 actual value of the subject property.

3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

See Attached Stipulation

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

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

DATED/MAILED this 12th day of November, 2003.

BOARD OF ASSESSMENT APPEALS

This decision was put on the record

November 10, 2003

Karen E. Hart

Karen E. Hart

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

Jackie J. Brown

STATE OF COLORADO SEAL BOARD OF ASSESSMENT APPEALS

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number(s): 40512
County Schedule Number: SEE ATTACHED
SEE ATTACHED

STIPULATION (As To Tax Year 2002 Actual Value)

Writer Corp/The,
Petitioner(s)

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioner(s) and Respondent hereby enter into this stipulation regarding the tax year 2002 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:
   Harvest Park Subdivision

2. The subject property is classified as an residential property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2002:

Land	$	N/A
Improvement	$	N/A
Total	$	N/A

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

Land	$	N/A
Improvement	$	N/A
Total	$	N/A

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following tax year **2002** actual value for the subject property.

Land	$	N/A
Improvement	$	N/A
Total	$	N/A

6. The valuations, as established above, shall be binding only with respect to tax year **2002.**

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

Absorption rate calculated erroneously.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on September 30,2003(date) at 1:00 P.M. (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals _____ (check if appropriate).

DATED this 26 day of August ,2003.

Petitioner(s) Attorney

Address:
8005 S. Chester Suite 340
Englewood, Co. 80112

Tom Bender, Chair
LARIMER COUNTY BOARD OF EQUALIZATION

Address:
HARDEN, SCHMIDT, HASS, HAAG & HALLBERG PC
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Post Office Box 1606
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Telephone: (303)482-7777

LARIMER COUNTY ASSESSOR

Address:
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Fort Collins, Colorado 80522
Telephone: (303)498-7054

Docket Number 40512
StipCnty.mst

11-10-03;10:08AM;LARIMER CTY ASSESSOR ;9704987080 # 2/ 2

HARVEST PARK SUBDIVISION

PARCEL NUMBER(S)	OLD VALUE	NEW VALUE
86051-49-025	$ 44,300.00	$ 23,600.00
86054-57-005	$ 44,300.00	$ 23,600.00
86054-57-009 TO 028	$ 44,300.00	$ 23,600.00
86054-57-030 TO 041	$ 44,300.00	$ 23,600.00
86054-59-001 TO 018	$ 44,300.00	$ 23,600.00
86054-76-001 TO 007	$ 44,300.00	$ 23,600.00
86054-76-009 TO 014	$ 44,300.00	$ 23,600.00
86054-78-001 TO 043	$ 44,300.00	$ 23,600.00
86054-80-001 TO 005	$ 44,300.00	$ 23,600.00