

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>RICHARD & TERRY LEAR,</p> <p>v.</p> <p>Respondent:</p> <p>CLEAR CREEK COUNTY BOARD OF COMMISSIONERS.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Richard & Terry Lear Address: 1450 Hyland Drive Evergreen, CO 80439 Phone Number: (303) 670-8191</p>	<p>Docket Number: 41242</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 decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: 196311404010 (R012456)

Category: Refund/Abatement Property Type: Residential
2. Petitioner is protesting the 2001 and 2002 actual value of the subject property.

3. The parties agreed that the classification changed from vacant land to residential.
4. The Board concurs with the Stipulation.

ORDER:

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

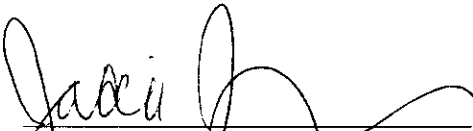
The Clear Creek County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 16th day of July, 2003.

This decision was put on the record

July 15, 2003

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



Jackie J. Brown

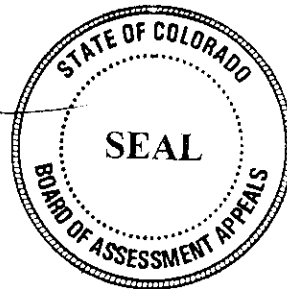
BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

RECEIVED
JUL 14 2003
CLEAR CREEK COUNTY
ASSESSOR OFFICE

Docket Number: 41242
Single County Schedule Number: R012456

STIPULATION (As to Abatement/Refund for Tax Year 2001 & 2002)

Richard & Terry Lear,

Petitioner,

vs.

Clear Creek COUNTY BOARD OF COMMISSIONERS,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2001 & 2002 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

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

1. The property subject to this stipulation is described as:
Hyland Hills Filing 4 Lot 252

2. The subject property is classified as vacant land (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2001 & 2002:

Land	\$	<u>37,500</u>	.00
Improvements	\$	<u> </u>	.00
Total	\$	<u>37,500</u>	.00

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

Land	\$	<u>37,500</u>	.00
Improvements	\$	<u> </u>	.00
Total	\$	<u>37,500</u>	.00

5. After further review and negotiation, Petitioner(s) and County Board of Commissioners agree to the following tax year 2001 & 2002 actual value for the subject property:

Land	\$	<u>37,500</u>	<u>.00</u>
Improvements	\$	<u> </u>	<u>.00</u>
Total	\$	<u>37,500</u>	<u>.00</u>

6. The valuation, as established above, shall be binding only with respect to tax year 2001 & 2002.

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

The property will be assessed as residential land used with adjoining residence, not vacant land.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on August 27, 2003 (date) at 8:30 AM (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 2nd day of July, 2003

Richard Lear 7/7/03
Petitioner(s) or Agent or Attorney
Angela Lear 7/7/03

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Board of Commissioners

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County Assessor

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Docket Number 41242