

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>W. EVERT MELLEMA,</p> <p>v.</p> <p>Respondent:</p> <p>DOUGLAS COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: W. Evert Mellema Address: P.O. Box 1198 Parker, CO 80134 Phone Number: (303) 841-8088</p>	<p>Docket Number: 41555</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.: R0431335

Category: Valuation

Property Type: Commercial

2. Petitioner is protesting the 2003 actual value of the subject property.

3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Land	\$381,847.00
Improvements	<u>\$428,153.00</u>
Total	\$810,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

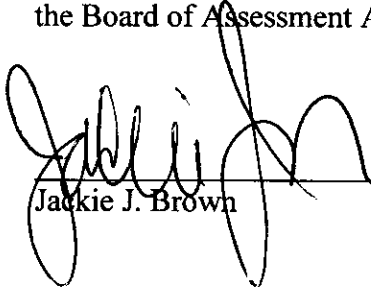
The Douglas County Assessor is directed to change his/her records accordingly.

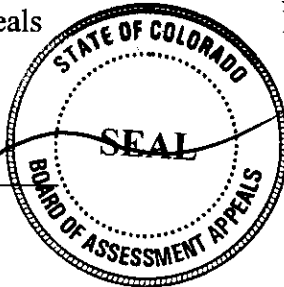
DATED/MAILED this 3rd day of April, 2004.

This decision was put on the record

April 2, 2004

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

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p style="writing-mode: vertical-rl; transform: rotate(180deg);"> RECEIVED 04 APR -2 PM 12:46 STATE OF COLORADO BOARD OF ASSESSMENT APPEALS </p>
<p>Petitioner:</p> <p>W. EVERET MELLEMA,</p> <p>v.</p> <p>Respondent:</p> <p>DOUGLAS COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney for Respondent:</p> <p>Michelle B. Gombas Assistant County Attorney Office of the County Attorney Douglas County, Colorado 100 Third Street Castle Rock, Colorado 80104 Phone Number: 303-660-7414 FAX Number: 303-688-6596 E-mail: attorney@douglas.co.us Atty. Reg. #: 30037</p>	
<p align="center">STIPULATION (As to Tax Year 2003 Actual Value)</p>	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2003 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

- The property subject to this Stipulation is described as:

Tract in SW ¼ SE ¼ 22-6-66, Total Acreage 0.974 AM/L

2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2003:

Land	\$ 381,847
Improvements	\$ 868,153
Total	\$1,250,000

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

Land	\$ 381,847
Improvements	\$ 868,153
Total	\$1,250,000

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2003 actual value for the subject property:

Land	\$ 381,847
Improvements	\$ 428,153
Total	\$ 810,000

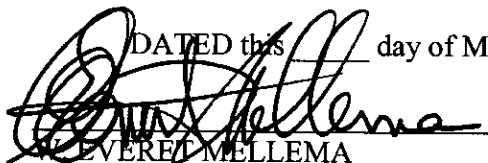
6. The valuations, as established above, shall be binding only with respect to tax year 2003.

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

Further review of actual income and expense information warranted an adjustment.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 1, 2004 at 1:00 p.m. be vacated.

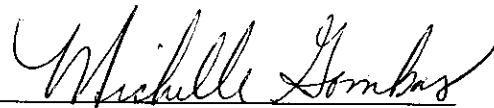
DATED this _____ day of March, 2004.



EVERETT MELLEMA

Petitioner
P.O. Box 1198
Parker, CO 80134
303-841-8088, Ext. 14

Docket Number 41555



MICHELLE B. GOMBAS, #30037
Assistant County Attorney
for Respondent DOUGLAS COUNTY
BOARD OF EQUALIZATION
100 Third Street
Castle Rock, CO 80104
303-660-7414