

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

Petitioner:

THOMAS D. MURPHY, III,

v.

Respondent:

LARIMER COUNTY BOARD OF EQUALIZATION.

Attorney or Party Without Attorney for the Petitioner:

Name: Greg Evans
Bridge & Associates
Address: 390 Union Blvd., Ste. 330
Lakewood, CO 80228-1556
Phone Number: (303) 237-6997

Docket Number: 41616

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.: 8707300003

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:	\$145,000.00
Improvements:	<u>\$185,000.00</u>
Total:	\$330,000.00

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

DATED/MAILED this 27th day of January 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on the record

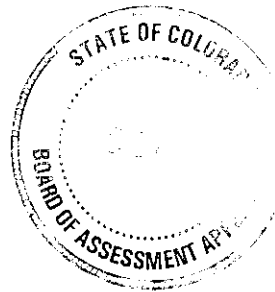
January 25, 2005

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

Debra A. Baumbach
Debra A. Baumbach

Penny S. Lowenthal
Penny S. Lowenthal



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): 41616
County Schedule Number R0156710

STIPULATION (As To Tax Year 2003 Actual Value)

THOMAS D MURPHY III
Petitioner(s)

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

05 JAN 25 PM 1:08
CLERK OF DISTRICT COURT
DISTRICT COURT

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

1. The property subject to this Stipulation is described as:
BEG AT PT ON NRLY ROW HWY 14 WH BEARS N 89 23' E 1253.7 FT, N 0 24' E 50 FT FROM SW COR 7-7-68, TRUNC.
2. Based upon investigation and analysis, it is the opinion of the appraisers that the value \$330,000 accurately reflects the market value of the subject property.
3. The County Assessor originally assigned the following actual value on the subject property:

Land	\$	145,000
Improvement	\$	<u>255,000</u>
Total	\$	400,000

05 JAN 25 PM 12:58
CLERK OF DISTRICT COURT
DISTRICT COURT

4. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following tax year 2003 actual value for the subject property.

Land	\$	145,000
Improvement	\$	<u>185,000</u>
Total	\$	330,000

5. The valuations, as established above, shall be binding only with respect to tax year 2003.
6. Brief narrative as to why the reduction was made:
Based upon investigation and analysis, it is the opinion of the appraisers that the value \$330,000 accurately reflects the market value of the subject property.
7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **February 16, 2005** be vacated.

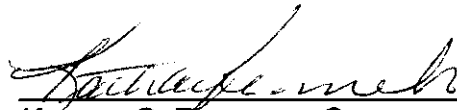
DATED this 19 day JANUARY 2005



Petitioner(s) Representative
Bridge & Assoc
Greg Evans

Address:

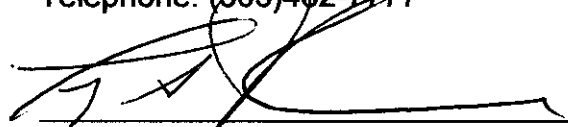
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KATHAY C. RENNELS,, CHAIR OF THE
LARIMER COUNTY BOARD OF EQUALIZATION

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