

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>MARILYN HUGHES,</p> <p>v.</p> <p>Respondent:</p> <p>ARAPAHOE COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Marilyn Hughes Address: 5441 S. Berry Lane Greenwood Village, CO 80111 Phone Number: (303) 871-2438</p>	<p>Docket Number: 41946</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.: 2075-15-3-01-002

Category: Valuation Property Type: Residential
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	\$148,500.00
Improvements	<u>\$276,000.00</u>
Total	\$424,500.00

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.

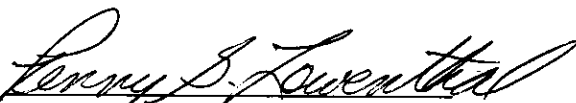
The Arapahoe County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 26th day of June, 2004.


This decision was put on the record


June 24, 2004

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


Penny S. Lowenthal

BOARD OF ASSESSMENT APPEALS


Karen E. Hart


Debra A. Baumbach



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 41946**

STIPULATION (As To Tax Year 2003 Actual Value)

MARILYN HUGHES,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

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THE PARTIES TO THIS ACTION entered into a 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. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as residential described as follows: 5441 S. Berry Lane; County Schedule Number 2075-15-3-01-002; RA 3522.

A brief narrative as to why the reduction was made: Analyzed market information and negative impact of traffic and adjoining house stable.

The parties have agreed that the 2003 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE (2003)	
Land	\$ 148,500	Land	\$ 148,500
Improvements	\$ 358,036	Improvements	\$ 276,000
Personal	\$ _____	Personal	\$ _____
Total	\$ 506,536	Total	\$ 424,500

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

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

DATED this 15th day of June 2004.

Marilyn Hughes
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