

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	
<hr/> Petitioner:  <b>RICHARD W. AND BEVERLY A. SCHERLING,</b>  v. Respondent:  <b>LARIMER COUNTY BOARD OF EQUALIZATION.</b>	
Attorney or Party Without Attorney for the Petitioner:  Name: Richard W. & Beverly A. Scherling Address: 557 Grand Estates Drive Estes Park, Colorado 80517 Phone Number: 970.586.3533	<b>Docket Number: 42111</b>
<b>ORDER ON STIPULATION</b>	

**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.: R1157850**

**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:	\$ 154,700.00
Improvements:	<u>\$ 80,300.00</u>
Total:	\$ 235,000.00

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 7<sup>th</sup> day of April, 2005.

This decision was put on the record

April 6, 2005

**BOARD OF ASSESSMENT APPEALS**

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

Marian F. Brennan

Marian F. Brennan



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number(s): 42111  
County Schedule Number: R1157850

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**STIPULATION (As To Tax Year 2003 Actual Value)**

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**Scherling, Richard W and Beverly A**  
**Petitioner**

vs.

**LARIMER COUNTY BOARD OF EQUALIZATION,**  
**Respondent**

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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:  
Lot 6B Grand Estates, Estes Park  
557 Grand Estates Dr  
\_\_\_\_\_
2. The subject property is classified as a residential property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2003:

Land	\$ 154700.
Improvement	\$ <u>152500</u>
Total	\$ 307200

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

Land	\$ 154700
Improvement	\$ <u>120300</u>
Total	\$ 275,000

5. 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	\$	154700
Improvement	\$	<u>80300</u>
Total	\$	235000

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:

Per physical review of subject property, and surrounding comparable sales sold between 1-1-2001 and 6-30-2002, the estimated actual value should be \$235,000. \_\_\_\_\_

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 20, 2005 (date) at 9:45 am (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals \_\_\_\_\_ (check if appropriate).

DATED this 29th day of March, 2003.

Richard W. Scharling  
Petitioner(s) ~~Attorney~~ Beverly A. Schullery

Kathay Rennels  
Kathay Rennels, Chair  
LARIMER COUNTY BOARD OF EQUALIZATION

Address:  
557 Grand Estates Dr  
Estes Park, CO 80517

Address:  
HARDEN, SCHMIDT, HASS, HAAG & HALLBERG PC  
Ninth Floor, First Tower Bldg.  
Post Office Box 1606  
Fort Collins, Colorado / 80522  
Telephone: (303)492-7177

[Signature]  
LARIMER COUNTY ASSESSOR

Address:  
Post Office Box 1190  
Fort Collins, Colorado 80522  
Telephone: (303)498-7054

Docket Number 42111  
StipCnty.mst