

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>LITTLE SHIPS LTD,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DOUGLAS COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: John and Lynn Doremus Address: P.O. Box 416 Castle Rock , CO 80104 Phone Number: (303) 789-6277</p>	<p><b>Docket Number: 42510</b></p>
<p align="center"><b>ORDER ON STIPULATION</b></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.: R0401700+1**

**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:

See Attached Stipulation

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.

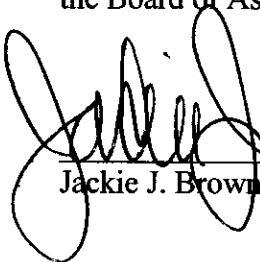
The Douglas County Assessor is directed to change his/her records accordingly.

**DATED/MAILED** this 25<sup>th</sup> day of May, 2004.

This decision was put on the record

May 24, 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

**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioners:

**LITTLE SHIPS LTD. and JOHN R. &  
LYNN DOREMUS,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
EQUALIZATION.**

Attorney for Respondent:

Kelly Dunnaway, Reg. No. 31896  
Michelle B. Gombas, Reg. No. 30037  
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](mailto:attorney@douglas.co.us)

Docket Number: **42510**

Schedule Nos.:  
**R0401700+1**

BOARD OF ASSESSMENT APPEALS

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**STIPULATION (As to Tax Year 2003 Actual Values)**

Petitioners and Respondent hereby enter into this Stipulation regarding the tax year 2003 valuations of the subject properties, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioners and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as Residential property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2003.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioners and the Respondent agree to the following tax year 2003 actual values of the subject properties, as also shown on Attachment A.

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


7. Brief Narrative as to why the reductions were made:

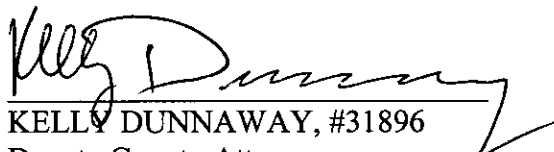
Agricultural classification has been reinstated.

8. A hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 17<sup>th</sup> day of May, 2004.

  
\_\_\_\_\_  
JOHN R. DOREMUS  
Petitioner

  
\_\_\_\_\_  
LYNN DOREMUS  
Petitioner  
P.O. Box 416  
Castle Rock, CO 80104  
303-789-6277

  
\_\_\_\_\_  
KELLY DUNNAWAY, #31896  
Deputy County Attorney  
for Respondent DOUGLAS COUNTY  
BOARD OF EQUALIZATION  
100 Third Street  
Castle Rock, CO 80104  
303-660-7414

Docket Number 42510

<b>PARCEL #</b>		<b>ASSESSOR VALUES</b>	<b>BOE VALUES</b>	<b>STIPULATED VALUES</b>
R0401700	Land	\$164,500	\$164,500	\$875
	Improvements	\$25,000	\$25,000	\$0
	Total	\$189,500	\$189,500	\$875
R0401702	Land	\$164,500	\$164,500	\$875
	Improvements	\$0	\$0	\$25,000
	Total	\$164,500	\$164,500	\$25,875