

<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>JOHN MAY,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>JEFFERSON COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: John May Address: 1 Yellow Locust Littleton, CO 80127 Phone Number: (303) 628-3247</p>	<p><b>Docket Number: 42792</b></p>
<p><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.: 173905**

**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	\$ 68,370.00
Improvements	<u>\$270,600.00</u>
Total	\$338,970.00

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

**DATED/MAILED** this 11<sup>th</sup> day of February, 2004.

This decision was put on the record

February 10, 2004

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

**BOARD OF ASSESSMENT APPEALS**

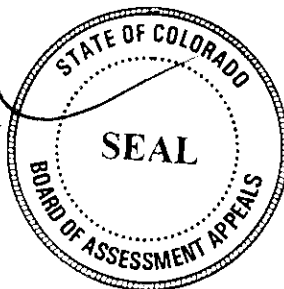
Karen E. Hart

Karen E. Hart

Debra A. Baumbach

Debra A. Baumbach

Jackie J. Brown



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BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

Docket Number: 42792  
County Schedule Number: 173905

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**STIPULATION (As To Tax Year 2003 Actual Value)**  
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John May  
Petitioner(s),

vs.

**JEFFERSON 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.

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

1. The property subject to this Stipulation is described as follows:  
1 Yellow Locust  
Littleton, Co 80127  
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2. The subject property is classified as residential property.

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

Land	\$68370
Improvements	\$287900
Total	\$356270

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

Land	\$68370
Improvements	\$287900
Total	\$ 356270

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

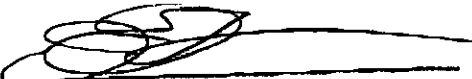
Land	\$68370
Improvements	\$270600
Total	\$338970

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


7. Brief narrative as to why the reduction was made:  
After further review with an on site appraisal of subject property and comparable properties in subjects neighborhood, a new supported value attained.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 01, 2004 (date) at 8:30 AM (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals  (check if appropriate).

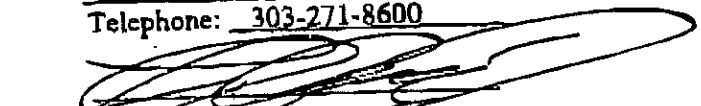
DATED this 6th day of February, 04

  
Petitioner(s) or Attorney  
2.6.04

Address:  
1 Yellow Locust  
Littleton Co 80127  
Telephone: 303-972-7418

  
County Attorney for Respondent,  
Board of Equalization

Address  
100 Jefferson County Pkwy  
Golden, CO 80419  
Telephone: 303-271-8600

  
County Assessor  
Lou D'Aurio  
Address:

100 Jefferson County Pkwy  
Golden, CO 80419-2500

Telephone: 303-271-8600

Docket Number 42792  
Schedule Number 173905