

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>GEOFFRY E & M SHARON MORNEAU,</p> <p>v.</p> <p>Respondent:</p> <p>DENVER COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Geoffrey & Sharon Morneau Address: 130 Pearl Street, Apt 1801 Denver, CO 80203-4145 Phone Number: (303) 744-1241</p>	<p>Docket Number: 43276</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.: 05101-26-147-147

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	\$ 8,300.00
Improvements	<u>\$276,000.00</u>
Total	\$284,300.00

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

DATED/MAILED this 21st day of May, 2004.

This decision was put on the record

May 20, 2004

BOARD OF ASSESSMENT APPEALS

Karen E. Hart

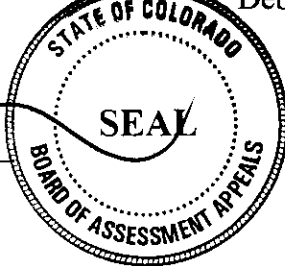
Karen E. Hart

Debra A. Baumbach

Debra A. Baumbach

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

Jackie J. Brown
Jackie J. Brown



The seal is circular with a double border. The outer border contains the text "STATE OF COLORADO" at the top and "BOARD OF ASSESSMENT APPEALS" at the bottom. In the center of the seal, the word "SEAL" is written in a bold, serif font.

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	RECEIVED BOARD OF ASSESSMENT APPEALS 04 MAR 20 PM 12:03 Docket Number: 43276 Schedule Number: 5101-26-147-147
Petitioner:	
GEOFFRY E. & M SHARON MORNEAU	
v.	
Respondent:	
DENVER COUNTY BOARD OF EQUALIZATION	
Attorneys for Denver County Board of Equalization	
Cole Finegan #16853 City Attorney	
Charles T. Solomon #26873 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
STIPULATION (AS TO TAX YEAR 2003 ACTUAL VALUE)	

Petitioner, GEOFFRY E. MORNEAU AND M SHARON MORNEAU, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enters 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:
 130 Pearl Street #1801
 Denver, Colorado
2. The subject property is classified as residential condominium property.

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

Land	\$	8,300.00
Improvements	\$	<u>411,100.00</u>
Total	\$	419,400.00

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

Land	\$	8,300.00
Improvements	\$	<u>299,900.00</u>
Total	\$	308,200.00

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

Land	\$	8,300.00
Improvements	\$	<u>276,000.00</u>
Total	\$	284,300.00

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

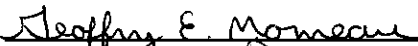
7. Brief narrative as to why the reduction was made:

A review of all sales relative to the 2003 base period indicated the subject unit was slightly overvalued.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 4, 2004 at 9:30 a.m. be vacated.

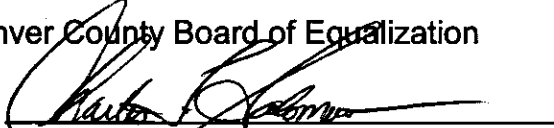
DATED this 13TH day of MAY, 2004.

Petitioners


Geoffrey E. Morneau


M Sharon Morneau
130 Pearl St., Apt. 1801
Denver, CO 80203-4145

Denver County Board of Equalization

By: 
Charles T. Solomon #26873
201 West Colfax Avenue, Dept. 1207
Denver, CO 80202
Telephone: 720-913-3275
Fax: 720-913-3180
Docket No: 43276