

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 48285</b>
Petitioner: <b>GERALD GRAYSON ,</b>  v.  Respondent: <b>PITKIN COUNTY BOARD OF EQUALIZATION.</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.: R012510**

**Category: Valuation      Property Type: Residential**
2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:  

**Total Value:            \$5,375,000**

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2007 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 30th day of January 2008.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

January 29, 2008



Karen E. Hart

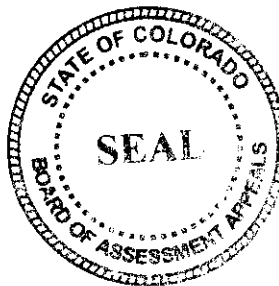
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.



Debra A. Baumbach



Toni Rigozzi



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

County Schedule Number 12510  
Docket Number 48285

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**STIPULATION (As To Tax Year 2007 Actual Value)**

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Gerald Grayson,

Petitioner,

v.

Pitkin County Board of Equalization,

Respondent.

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STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
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Petitioner, Gerald Grayson, and Respondent Pitkin County Board of Equalization hereby enter into this Stipulation regarding the tax year 2007 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as Moscs Lot Split, Lot 1, and is identified as Parcel No. 2737 182 56 003 in Pitkin County Assessor's Office records.

2. The County Assessor originally assigned the following actual value on the subject property for the tax year 2007:

Residential Land:	\$ 5,500,000
Residential Improvements:	<u>\$ 1,476,000</u>
Total:	\$ 6,976,000

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

Residential Land: \$ 4,750,000  
Residential Improvements: \$ 1,000,000  
Total: \$ 5,750,000

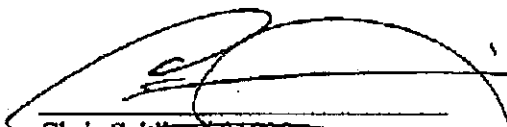
4. After further review and negotiation, the Petitioner and County Board of Equalization agree to the following tax year 2007 actual value for the subject property:

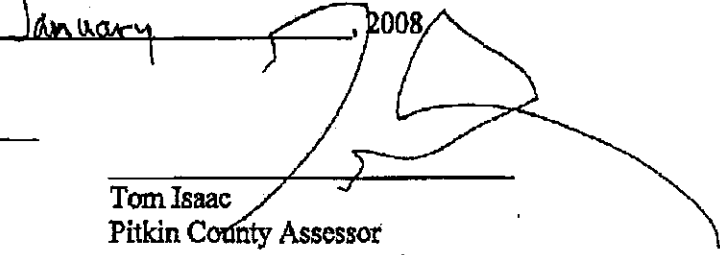
Residential Land: \$ 4,375,000  
Residential Improvements: \$ 1,000,000  
Total: \$ 5,375,000

5. The valuation, as established above, shall be binding with respect to tax year 2007 and 2008.

6. Both parties agree that the hearing scheduled before the Board of Assessment Appeals shall be canceled.

Dated this 24<sup>th</sup> day of January, 2008

  
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ATTORNEY FOR RESPONDENT  
PITKIN COUNTY BOARD  
OF EQUALIZATION

  
Gerald Grayson  
Petitioner