

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 52143
Petitioner: JOHN AND PAULA PREBISH , v. Respondent: LARIMER COUNTY BOARD OF EQUALIZATION.	
ORDER ON STIPULATION	

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.: R1555472

Category: Valuation Property Type: Residential

2. Petitioner is protesting the 2009 actual value of the subject property.
3. The parties agreed that the 2009 actual value of the subject property should be reduced to:

Total Value: \$575,000

(Reference Attached Stipulation)

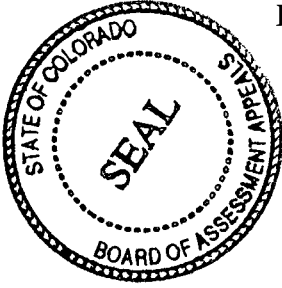
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2009 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 25th day of January 2010.



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.

Melissa Nord

Melissa Nord

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): 52143
County Schedule Number : R1555472

STIPULATION (As To Tax Year 2009 Actual Value)-

Prebish, John F / Paula B

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

2010 JUN 12 11:3:15

Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2009 tax-year valuation of the subject property. Petitioner(s) and Respondent 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:
3656 N County Road 3
2. The subject property is classified as a Residential property.
3. The County Assessor originally assigned the following actual value to the subject property:

Land	\$	135,000
Improvements	\$	579,166
Total	\$	<u>714,166</u>

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

Land	\$	135,000
Improvements	\$	579,166
Total	\$	<u>714,166</u>

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2009.

Land	\$	135,000
Improvements	\$	440,000
Total	\$	<u>575,000</u>

6. The valuations, as established above, shall be binding only with respect to tax year 2009.
7. Brief narrative as to why the reduction was made: The present value is not fair and equitable to other properties in the area.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on N/A be vacated.

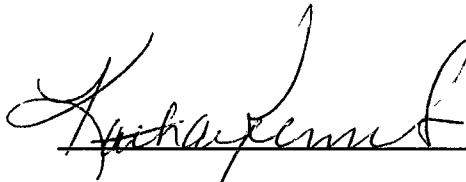
DATED this 9th day of December 2009



Petitioner(s) Representative

Address:

John Prebish
3656 N County Road 3
Loveland Colorado 80538



KATHAY RENNELS, CHAIR OF THE
LARIMER COUNTY BOARD OF EQUALIZATION

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STEVE MILLER
LARIMER COUNTY ASSESSOR

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STATE OF COLORADO