

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 61136</b>
Petitioner: <b>JAMES GORDON TRUST,</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.: R012301**  
     **Category: Valuation      Property Type: Residential**
2. Petitioner is protesting the 2012 actual value of the subject property.
3. The parties agreed that the 2012 actual value of the subject property should be reduced to:  
     **Total Value:            \$12,710,300**  
     (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2012 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 14th day of March 2013.

**BOARD OF ASSESSMENT APPEALS**

*Diane M DeVries*

\_\_\_\_\_  
Diane M. DeVries

*Debra A. Baumbach*

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Debra A. Baumbach

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

*am*

\_\_\_\_\_  
Cara McKeller



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**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

County Schedule Number R012301  
Docket Number 61136

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**STIPULATION (As To Tax Year 2012 Actual Value)**

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James Gordon Trust,

Petitioner,

v.

Pitkin County Board of Equalization,

Respondent.

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Petitioner, James Gordon Trust, and Respondent Pitkin County Board of Equalization hereby enter into this Stipulation regarding the tax year 2012 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 Owl Creek Ranch Subdivision, Lot 3, and is identified as Parcel No. 2643 334 01 003 in Pitkin County Assessor's Office records.

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

Agricultural Land:	\$ 53,900
Non-Integral Residential Land:	\$ 5,000,000
Residential Improvements:	<u>\$ 9,156,400</u>
Total:	\$14,210,300

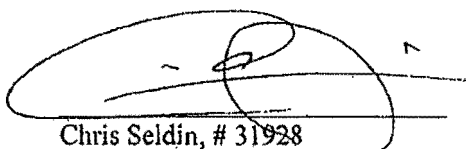
3. After further review and negotiation, the Petitioner and County Board of Equalization agree to the following tax year 2012 actual value for the subject property:

Agricultural Land:	\$ 53,900
Non-Integral Residential Land:	\$ 3,500,000
Residential Improvements:	<u>\$ 9,156,400</u>
Total:	\$12,710,300

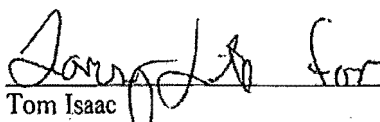
4. The valuation, as established above, shall be binding with respect to tax year 2012.

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

Dated this 12<sup>th</sup> day of March, 2013.



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