## BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

1330 NORTH TOWNSEND LLC/GERALD & TAMMY STANSBURY,

V.

Respondent:

MONTROSE COUNTY BOARD OF EQUALIZATION.

#### ORDER ON STIPULATION

Docket Number: 62610

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.: R0650447

Category: Valuation Property Type: Commercial Real

- 2. Petitioner is protesting the 2013 actual value of the subject property.
- 3. The parties agreed that the 2013 actual value of the subject property should be reduced to:

Total Value:

\$550,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

### **ORDER:**

Respondent is ordered to reduce the 2013 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 9th day of January 2014.

**BOARD OF ASSESSMENT APPEALS** 

Waren Werlines

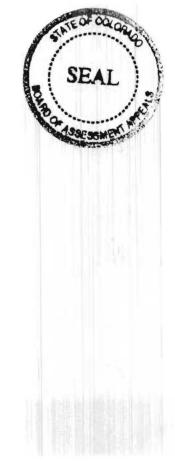
Diane M. DeVries

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

Cara McKeller

Dutra a Baumbach

Debra A. Baumbach



# BOARD OF ASSESSMENT APPEALS STATE OF COLORADON JAN -7 AM 8: 35

Docket Number: 62610 Single County Schedule Number: R0650	447
STIPULATION (As to Tax Year _ 2013/2	014_ Actual Value)
1330 North Townsend LLC	,
Petitioner,	
vs.	
Montrose COUNTY B	OARD OF EQUALIZATION,
Respondent.	
year2013/2014_ valuation of the subj Assessment Appeals to enter its order base Petitioner(s) and Respondent agree	e and stipulate as follows:
<ol> <li>The property subject to this stip Multi-use commercial property</li> </ol>	
Avenue in Montrose. Colorado.	
The subject property is classifie property).	d as Commercial (what type of
3. The County Assessor originally subject property for tax year2013/201	assigned the following actual value to the
Land Improvements Total  4 After a timely appeal to the Boa	\$ 391,880,00 \$ 169,670,00 \$ 561,550,00.
valued the subject property as follows:	and the second of the second of Edgamenton
Land Improvements Total	\$ 391,880.00 \$ 169,670.00 \$ 561.550.00

<ol><li>After further review and negotiation Equalization agree to the following tax year _ property:</li></ol>	n, Petitioner(s) and County Board of 2013/2014 actual value for the subject	
Land \$_ 1mprovements \$_ Total \$_	391,880 .00 158,120 .00 550.000 .00	
6. The valuation, as established abov year 2013/2014.	e, shall be binding only with respect to tax	
7. Brief narrative as to why the reduce The sales comparable given the parable slight decrease in value of the	rimary weight indicated a	
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on <a href="December 31">December 31</a> , 2013 (date) at <a href="8:30">8:30</a> AM (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.  DATED this <a href="31">31</a> day of <a href="December, 2013">December, 2013</a>		
Petitioner(s) or Agent or Attorney	County Attorney for Respondent, #197/7 Board of Equalization	
Address.  John Lewis Kelly, PC  995 Railroad Ave. Ste. B  P.O. Box 659	Address: Carolyn Clawson 161 South Townsend Avenue Montrose, Colorado 81401	
Telephone: (970)882-4442	Telephone: (9/0) 249-9424	
	County Assessor	
	Address: Bradlev Hughes	
	P.O. Box 1186	
Deaket Number 62610	Montrose, Colorado 81402 Telephone: (970)249-3753	
Docket Number 62610	2	

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