

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 62867
Petitioner: YES COMPANIES LLC, v. Respondent: WELD 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.: R7775299

Category: Valuation Property Type: Residential
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: \$7,900,000
 (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 Weld County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 10th day of December 2013.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

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.

Cara McKeller

Cara McKeller



STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number 62867
Single County Schedule Number R7775299

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
2013 DEC -9 PM 12:42

STIPULATION (As To Appeal for Tax Year 2013)

YES COMPANIES, LLC,
Petitioner,

vs.

WELD COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2013 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

PRAIRIE GREENS MANUFACTURED HOME PARK

2. The subject property is classified as residential property.
3. The County Assessor originally assigned the following actual value to the subject property for the tax year 2013:

Land	\$9,422,558.00
Improvements	
Total	\$9,422,558.00

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

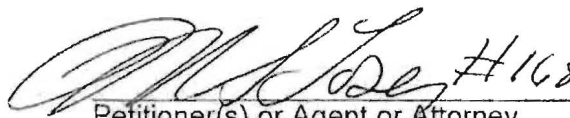
Land	\$9,422,558.00
Improvements	
Total	\$9,422,558.00

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following tax year 2013 actual value for the subject property:

Land	\$7,900,000.00
Improvements	
Total	\$7,900,000.00

6. The valuation, as established above, shall be binding only with respect to tax year 2013.
7. Brief narrative as to why the reduction was made:
Analysis of comparable sales and vacancy rates
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 23rd, 2013 at 8:30am be vacated.

DATED this 6th day of December, 2013.

 #1685

Petitioner(s) or Agent or Attorney

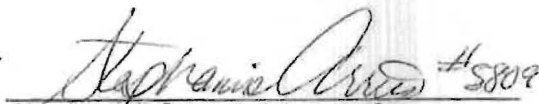
Ronald S. Loser

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~~Denver CO 80202~~

Telephone: 303-297-2600

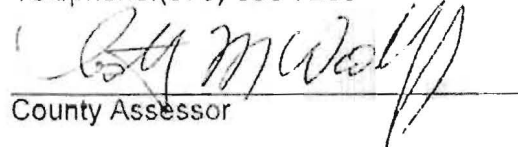
 #5809

(Assistant) County Attorney for
Respondent, Weld County Board of
Equalization

Address:

1150 "O" Street
P.O. Box 758
Greeley, CO 80632

Telephone: (970) 336-7235



County Assessor

Address:

1400 N.17th Avenue
Greeley, CO 80631

Telephone: (970) 353-3845 ext. 3697

Docket Number 62867

R7775299