

DATED AND MAILED this 31st day of March 2016.

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.

G. Katardzic

Gordana Katardzic



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

STATE OF COLORADO
BD OF ASSESSMENT APPEALS

Docket Number(s): 68595
County Schedule Number: R1617156

2016 MAR 25 PM 1:41

STIPULATION (As To Tax Year 2015 Actual Value)

CAPITAL WEST NATIONAL BANK
NKA ANB BANK

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2015 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:
Legal: LOT 1, HARMONY SCHOOL SHOPS 3RD FILING SUBDIVISION PLAT, FTC
2. The subject property is classified as a Commercial property.
3. The County Assessor assigned the following actual value to the subject property on the Notice of Determination:

Land	\$	709,600
Improvements	\$	<u>1,290,400</u>
Total	\$	2,000,000

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

Land	\$	709,600
Improvements	\$	<u>1,290,400</u>
Total	\$	2,000,000

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2015.

Land	\$	709,600
Improvements	\$	<u>1,140,400</u>
Total	\$	1,850,000

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6. The valuation, as established above, shall be binding only with respect to tax year 2015.
7. Brief narrative as to why the reduction was made:

Agent provided income and market comparables and reported that the entire second floor has experienced, and continues to experience, long term vacancy; further analysis of the cost, market and income approaches to value, with an emphasis on the income approach indicate a lower 2015 value for the subject property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 31, 2016 be vacated.

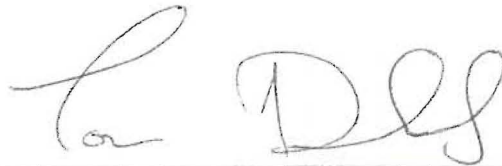
DATED this 29 day of February 2016



Petitioner(s) Representative

Address:

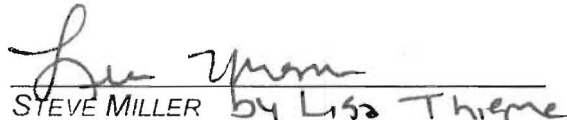
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TOM DONNELLY, CHAIR OF THE
LARIMER COUNTY BOARD OF EQUALIZATION

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