

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>LEE FAMILY TRUST (WD) v.</p> <p>Respondent:</p> <p>LAS ANIMAS COUNTY BOARD OF EQUALIZATION</p>	<p>Docket No.: 71498</p>
<p>ORDER ON STIPULATION</p>	

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 Order on Stipulation.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.:	R0007474
Appeal Category:	VALUATION
Current Classification:	AGRICULTURAL

2. Petitioner is protesting the 2017 classification and actual value of the subject property.
3. The parties agreed that the 2017 classification and actual value of the subject property should be as follows:

Classification:	VACANT LAND
Actual Value:	\$25,000

(Reference the attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

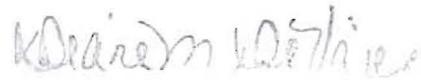
Respondent is ordered to change the 2017 classification of the subject property as set forth above.

Respondent is ordered to change the 2017 actual value of the subject property as set forth above.

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

DATED AND MAILED this 17th day of December, 2018.

BOARD OF ASSESSMENT APPEALS

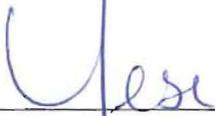


Diane M. DeVries



Debra A. Baumbach

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



Yesenia Araujo

TDI JOVI AMATO 714-497-8267

ET ALLE 702 243-3489

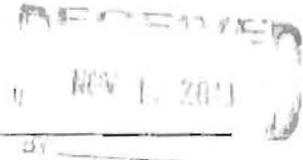
STATE OF COLORADO
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**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

2018 NOV 20 PM 1:37

Docket Number: 71498

Single County Schedule Number: 12289801



STIPULATION (As to Tax Year 2017 Actual Value)

LEE FAMILY TRUST

Petitioner,

vs.

LAS ANIMAS COUNTY COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2017 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as:
EMERALD VISTA ESTATES FILING #1 LOT 10 CONT 35.09 ACRES

2. The subject property is classified as VACANT LAND (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2017:

Land	\$	58,986.00
Improvements	\$	0.00
Total	\$	<u>58,986.00</u>

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

Land	\$	58,986.00
Improvements	\$	0.00
Total	\$	<u>58,986.00</u>

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2017 actual value for the subject property:

Land	\$	<u>25,000</u>	.00
Improvements	\$	<u>0</u>	.00
Total	\$	<u>25,000</u>	.00

6. The valuation, as established above, shall be binding only with respect to tax year 2017.

7. Brief narrative as to why the reduction was made:

A SINGLE PROPERTY APPRASIAL WAS PERFORMED FOR THIS PARCEL. DUE TO LOCATION AND CONDITION THE ACTUAL VALUE OF THIS PARCEL IS \$25,000. THIS PARCEL HAS NO AGRICULTURE PROCESS BEING PERFORMED ON THE SURFACE USE OF THIS PROPERTY. THERE FOR THIS PARCEL IS CLASSIFIED AS VACANT LAND.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on NOVEMBER 21, 2018 (date) at 8:30 (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 8 day of NOVEMBER, 2018

See Family Trust
Philip Cole & Elizabeth) Ken J. TEE
Petitioner(s) or Agent or Attorney

May Dr
County Attorney for Respondent,
Board of Equalization

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