

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 75506
Petitioner: DACHENG ZHOU/WENXIN YAN v. Respondent: LARIMER COUNTY BOARD OF EQUALIZATION	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been accepted 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.: R1593275
 Category: Valuation/Protest Appeal Property Type: Residential
2. Petitioner is protesting the 2019 actual value of the subject property.
3. The parties agreed that the 2019 actual value of the subject property should be reduced to:

Total Value: \$332,900
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2019 actual value of the subject property, as set forth above.

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

DATED this 4th day of March 2020.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

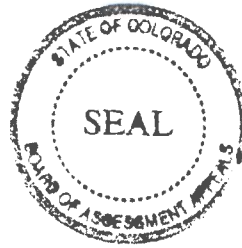
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

Gordana Katardzic

Gordana Katardzic



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): 75506
County Schedule Number : R1593275

2019 DEC 23 PM 2: 58
STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

AMENDED STIPULATION (As To Tax Year 2019 Actual Value)

DACHENG ZHOU/WENXIN YIN

vs.

LARIMER COUNTY BOARD OF EQUALIZATION,
Respondent

Petitioner(s) and Respondent hereby enter into this stipulation regarding the 2019 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 163, CORRECTED PLAT OF THE FINAL PLAT OF REGISTRY RIDGE PUD,
FIRST FILING, FTC
2. The subject property is classified as a Residential property.
3. The County Assessor assigned the following actual value to the subject property on the Notice of Determination:

Land	\$	45,000
Improvements	\$	<u>298,152</u>
Total	\$	343,152

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

Land	\$	45,000
Improvements	\$	<u>298,152</u>
Total	\$	343,152

5. After further review and negotiation, the Petitioner(s) and County Board of Equalization agree to the following actual value for tax year 2019.

Land	\$	45,000
Improvements	\$	287,900
Total	\$	<u>332,900</u>

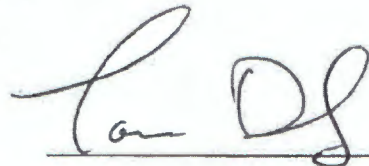
6. The valuations, as established above, shall be binding only with respect to tax year 2019. After the order is reviewed and processed, the 2020 valuation will be corrected.
7. Brief narrative as to why the reduction was made: After further analysis of the market within the subject's own subdivision, an adjustment is warranted.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on 12/05/19 be vacated.

DATED this 4th day of November, 2019

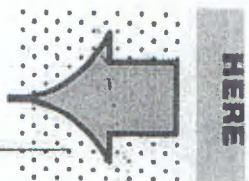


Zhou Dacheng / Yan Wenxin
Petitioner(s) Representative

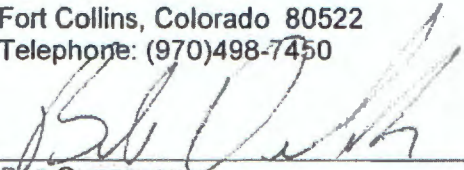
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