

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 76654
Petitioner: THOMAS J AND JEANINE L ERTEL v. Respondent: ELBERT 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.: R100841
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: \$400,000
(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 Elbert County Assessor is directed to change his/her records accordingly.

DATED this 20th 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

Yesenia Araujo _____
Yesenia Araujo



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 76654
Single County Schedule Number: R100841

STIPULATION (As to Tax Year 2019 Actual Value)

Thomas J and Jeanine L Ertel

Petitioner,

vs.

Elbert COUNTY BOARD OF EQUALIZATION,

Respondent.

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
2020 FEB 27 PM 2:37

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2019 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:
Situs Address: 4655 Antelope Trail, Elbert, CO 80106
Legal: Academy East Fil 1, Lot 12A 5.090 Acres

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

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2019:

Land	\$	100,000	.00
Improvements	\$	387,500	.00
Total	\$	487,500	.00

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

Land	\$	100,000	.00
Improvements	\$	325,000	.00
Total	\$	425,000	.00

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

Land	\$	<u>100,000</u>	.00
Improvements	\$	<u>300,000</u>	.00
Total	\$	<u>400,000</u>	.00

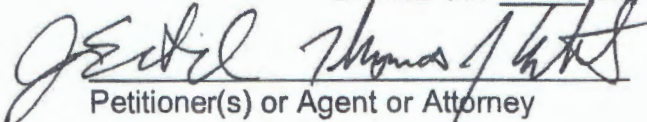
6. The valuation, as established above, shall be binding only with respect to tax year 2019.

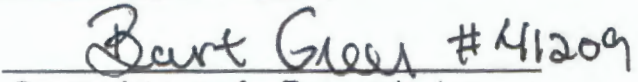
7. Brief narrative as to why the reduction was made:

After inspecting comparable sales and making the adjustments for different characteristics, the assessor's office determined that the agreed value of \$400,000 seemed appropriate for the subject property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 26, 2020 (date) at 8:30 AM (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 27th day of February, 2020.


Petitioner(s) or Agent or Attorney

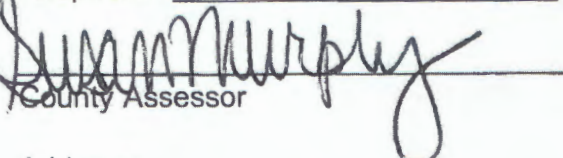

County Attorney for Respondent,
Board of Equalization

Address:
Thomas J & Jeanine Ertel
4655 Antelope Trl
Elbert, CO 80106

Address:
Bart Greer, County Atty #41209
215 Comanche St, PO Box 7
Kiowa, CO 80117

Telephone: 303-648-3079

Telephone: 303-621-3143


County Assessor

Address:
Susan Murphy, Assessor
221 Comanche St, PO Box 26
Kiowa, CO 80117

Telephone: 303-621-3101

Docket Number 76654