

**Order of the Thurston County  
Board of Equalization**

Property Owner: LAVONNE ANUNDSON

Parcel Number(s): 11823231700

Assessment Year: 2018

Petition Number: 18-0320

Having considered the evidence presented by the parties in this appeal, the Board hereby:

☐ sustains      ☒ overrules      the determination of the assessor.

**Assessor's True and Fair Value Determination**

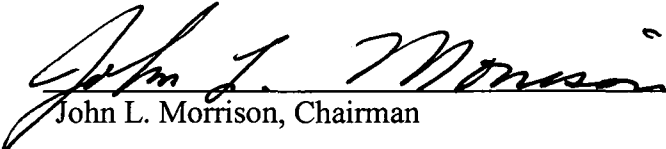
<input checked="" type="checkbox"/> Land	\$ 42,000
<input checked="" type="checkbox"/> Improvements	\$ 32,400
<input type="checkbox"/> Minerals	\$
<input type="checkbox"/> Personal Property	\$
<b>TOTAL:</b>	<b>\$ 74,400</b>

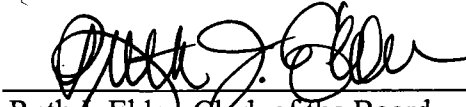
**BOE True and Fair Value Determination**

<input checked="" type="checkbox"/> Land	\$ 30,000
<input checked="" type="checkbox"/> Improvements	\$ 10,200
<input type="checkbox"/> Minerals	\$
<input type="checkbox"/> Personal Property	\$
<b>TOTAL:</b>	<b>\$ 40,200</b>

This decision is based on our finding that: The Board adopts the Assessor's recommended reduction based on the testimony and evidence presented. Petitioner LaVonne Anundson participated in the hearing by teleconference. The Petitioner indicated that she agreed with the Assessor's recommended reduction. The Assessor's Representative did not participate in the hearing, but provided a written Response including a market-adjusted cost approach and a sales comparison approach in support of the recommended reduction. The Assessor recommended a reduction in the value of the land to \$30,000, and in the value of the improvements to \$10,200, for a total recommended value of \$40,200. The Board finds that the reasons for the recommended reduction are not manifest error corrections pursuant to Revised Code of Washington 84.48.065(1)(a), so the standard of review is reduced from clear, cogent, and convincing to the preponderance of the evidence. The Board concludes that the Parties are in agreement and that the recommended reduction is supported by the evidence.

Dated this 30th day of May, 2019

  
John L. Morrison, Chairman

  
Ruth J. Elder, Clerk of the Board

**NOTICE**

This order can be appealed to the State Board of Tax Appeals by filing a formal or informal appeal with them at PO Box 40915, Olympia, WA 98504-0915 or at their website at [bta.state.wa.us/appeal/forms.htm](http://bta.state.wa.us/appeal/forms.htm) within thirty days of the date of mailing of this order. The appeal forms are available from either your county assessor or the State Board of Tax Appeals.

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**Distribution:   • Assessor   • Petitioner   • BOE File**

REV 64 0058 (5/25/2017)

**SHIPPED JUL 03 2019**