

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

Property Owner: CYNTHIA NILES, NONA A WOODARD, & BRUCE CROOKSHANKS

Parcel Number(s): 77120030500

Assessment Year: 2018

Petition Number: 18-0639

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

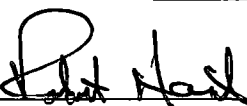
<input checked="" type="checkbox"/> Land	\$ 171,000
<input checked="" type="checkbox"/> Improvements	\$ 0
<input type="checkbox"/> Minerals	\$
<input type="checkbox"/> Personal Property	\$
TOTAL:	\$ 171,000

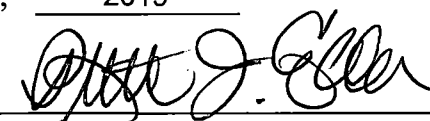
BOE True and Fair Value Determination

<input checked="" type="checkbox"/> Land	\$ 95,000
<input checked="" type="checkbox"/> Improvements	\$ 0
<input type="checkbox"/> Minerals	\$
<input type="checkbox"/> Personal Property	\$
TOTAL:	\$ 95,000

This decision is based on our finding that: The Board adopts the Assessor's recommended reduction based on the evidence presented. The Parties did not participate in the hearing. The Petitioners purchased the subject property for \$95,000 on July 9, 2018. This Petition is the result of a Request for Reconvening approved by the Board pursuant to Washington Administrative Code 458-14-127, so it could not be stipulated between the Parties. The Assessor recommended a reduction in the value to \$95,000. The Assessor's Representative provided a written Response including a market-adjusted cost approach and a sales comparison approach in support of the recommended value. The Board finds that the Parties are in agreement and that the recommended value is equivalent to the Petitioners' purchase price.

Dated this 29th day of August, 2019


Robert Hastings, 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 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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REV 64 0058 (5/25/2017)

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