

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

Property Owner: BLT ACP ABBEY ROWE LLC

Parcel Number(s): 11812130104

Assessment Year: 2019

Petition Number: 19-0505

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	\$ <u>5,546,600</u>
<input checked="" type="checkbox"/> Improvements	\$ <u>20,311,600</u>
<input type="checkbox"/> Minerals	\$ _____
<input type="checkbox"/> Personal Property	\$ _____
<b>TOTAL:</b>	<b>\$ <u>25,858,200</u></b>

**BOE True and Fair Value Determination**

<input checked="" type="checkbox"/> Land	\$ <u>5,546,600</u>
<input checked="" type="checkbox"/> Improvements	\$ <u>20,311,600</u>
<input type="checkbox"/> Minerals	\$ _____
<input type="checkbox"/> Personal Property	\$ _____
<b>TOTAL:</b>	<b>\$ <u>25,858,200</u></b>

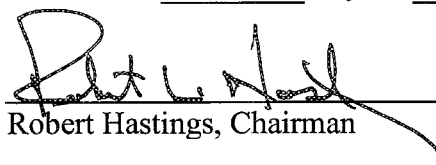
This decision is based on our finding that: Neither Party participated in the hearing.

The Petitioner is BLT ACP Abbey Rowe LLC. On Petition, the Petitioner's Representative, Mike Beauchamp of KE Andrews, stated that the value exceeds the fair market value, but no evidence was provided to support this statement.

Appraisal Supervisor Teresa Hoyer provided a written Response including a market-adjusted cost approach, a sales comparison approach, and an income approach in support of the current assessed value.

The Board finds that the Petitioner's Representative did not provide any evidence in support of his requested value. The Board concludes that the Petitioner's Representative did not provide clear, cogent, and convincing evidence sufficient to overcome the Assessor's presumption of correctness and to warrant a reduction in the valuation.

Dated this 18<sup>th</sup> day of August, 2020

  
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 <https://bta.wa.gov> 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**

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