

Lewis

County Board of Equalization

Board Clerk's Record of Hearing

Petition No: 2016-161

Taxpayer's Name: <u>Robert and Donna Atkinson</u>			
Mailing Address: <u>2230 Foron Rd.</u>			
City: <u>Centralia</u>	State: <u>WA</u>	Zip Code: <u>98531</u>	

Taxpayer's Parcel No: <u>009735002002</u>	
Hearing Was Held On: <u>September 21, 2017</u>	
Board Members Present: <u>Tom Crowson</u>	

Decision of Board:	
Value Sustained: <u>\$478,700.00</u>	
Value Changed From: _____	To: _____
Other:	

Recorded on Tape No: <u>Digital Recording</u>	
Hearing Began at (time): <u>9:10 am</u>	Ended at (time): <u>9:44 am</u>


Chairperson (or Authorized Designee)

11/21/17
Date

To ask about the availability of this publication in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users, please call (360) 705-6718. For tax assistance, call (360) 534-1400.

Order of the Lewis County

Board of Equalization

Property Owner: Robert & Donna Atkinson

Parcel Number(s): 009735002002

Assessment Year: 2016

Petition Number: 2016-161

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

<input type="checkbox"/> Land	\$	<u> 45,100 </u>
<input type="checkbox"/> Improvements	\$	<u> 433,600 </u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u> 478,700 </u>

BOE True and Fair Value Determination

<input type="checkbox"/> Land	\$	<u> 45,100 </u>
<input type="checkbox"/> Improvements	\$	<u> 433,600 </u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u> 478,700 </u>

This decision is based on our finding that:

On October 26, 2017 Tom Crowson and Russ Wigley made the following determination.

The Board supports the Assessor's determination of value based on the evidence presented. The Board felt that the comparable sales provided by the Assessor's office were more comparable to the subject property.

The Board concludes that the Petitioner did not provide clear, cogent, and convincing evidence to overcome the Assessor's presumption of correctness.

Please note that the Board Orders from the Board of Equalization hearing are not verbatim. A tape of the meeting may be purchased at the Commissioners' Office.

Dated this 20th day of November , (year) 2017

Chairperson (or Authorized Designee) Signature

Clerk's Signature

NOTICE

This order can be appealed to the State Board of Tax Appeals by filing a notice of 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 Notice of Appeal form is available from either your county assessor or the State Board.

To ask about the availability of this publication in an alternate format for the visually impaired, please call 1-800-647-7706. Teletype (TTY) users use the Washington Relay Service by calling 711. For tax assistance, call (360) 534-1400.

Distribution: • Assessor • Petitioner • BOE File

Lewis

County Board of Equalization

Board Clerk's Record of Hearing

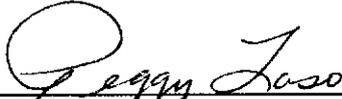
Petition No: 2016-162

Taxpayer's Name: <u>Scott & April Broderick</u>			
Mailing Address: <u>162 Frogner Rd.</u>			
City: <u>Chehalis</u>	State: <u>WA</u>	Zip Code: <u>98532</u>	

Taxpayer's Parcel No: <u>018857003000</u>	
Hearing Was Held On: <u>September 21, 2017</u>	
Board Members Present: <u>Tom Crowson</u>	

Decision of Board:	
Value Sustained: <u>\$461,900.00</u>	
Value Changed From: _____	To: _____
Other:	

Recorded on Tape No: <u>Digital Recording</u>	
Hearing Began at (time): <u>9:59 am</u>	Ended at (time): <u>10:40 am</u>



Chairperson (or Authorized Designee)

11/21/17

Date

To ask about the availability of this publication in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users, please call (360) 705-6718. For tax assistance, call (360) 534-1400.

Order of the Lewis County

Board of Equalization

Property Owner: Scott & April Broderick

Parcel Number(s): 018857003000

Assessment Year: 2016

Petition Number: 2016-162

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

<input type="checkbox"/> Land	\$	<u>31,600</u>
<input type="checkbox"/> Improvements	\$	<u>430,300</u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u>461,900</u>

BOE True and Fair Value Determination

<input type="checkbox"/> Land	\$	<u>31,600</u>
<input type="checkbox"/> Improvements	\$	<u>430,300</u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u>461,900</u>

This decision is based on our finding that:

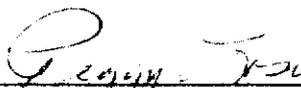
On October 26, 2017 Tom Crowson and Russ Wigley made the following determination.

The Board supports the Assessor's determination of value based on the evidence presented. The Board felt that the comparable sales provided by the Assessor's office were more comparable to the subject property.

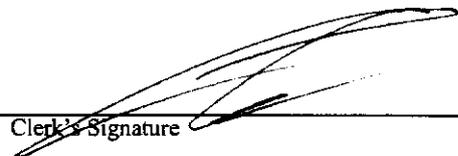
The Board concludes that the Petitioner did not provide clear, cogent, and convincing evidence to overcome the Assessor's presumption of correctness.

Please note that the Board Orders from the Board of Equalization hearing are not verbatim. A tape of the meeting may be purchased at the Commissioners' Office.

Dated this 20th day of November, (year) 2017



Chairperson (or Authorized Designee) Signature



Clerk's Signature

NOTICE

This order can be appealed to the State Board of Tax Appeals by filing a notice of 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 Notice of Appeal form is available from either your county assessor or the State Board.

To ask about the availability of this publication in an alternate format for the visually impaired, please call 1-800-647-7706. Teletype (TTY) users use the Washington Relay Service by calling 711. For tax assistance, call (360) 534-1400.

Distribution: • Assessor • Petitioner • BOE File

Lewis County Board of Equalization
Board Clerk's Record of Hearing

Petition No: 2016-235

Taxpayer's Name: <u>David Catron</u>		
Mailing Address: <u>P.O. Box 148</u>		
City: <u>Onalaska</u>	State: <u>WA</u>	Zip Code: <u>98570-0148</u>

Taxpayer's Parcel No: <u>027655002000</u>
Hearing Was Held On: <u>September 21, 2017</u>
Board Members Present: <u>Tom Crowson</u>

Decision of Board:
Value Sustained: <u>\$260,200</u>
Value Changed From: _____ To: _____
Other: _____

Recorded on Tape No: <u>Digital Recording</u>
Hearing Began at (time): <u>2:30 pm</u> Ended at (time): <u>2:33 pm</u>



Chairperson (or Authorized Designee)

11/21/17
Date

To ask about the availability of this publication in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users, please call (360) 705-6718. For tax assistance, call (360) 534-1400.

Order of the Lewis County

Board of Equalization

Property Owner: David Catron

Parcel Number(s): 027655002000

Assessment Year: 2016

Petition Number: 2016-235

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

<input type="checkbox"/> Land	\$	<u>47,800</u>
<input type="checkbox"/> Improvements	\$	<u>212,400</u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u>260,200</u>

BOE True and Fair Value Determination

<input type="checkbox"/> Land	\$	<u>47,800</u>
<input type="checkbox"/> Improvements	\$	<u>212,400</u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u>260,200</u>

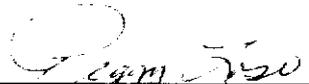
This decision is based on our finding that:

On October 26, 2017 Tom Crowson and Russ Wigley made the following determination.

The Board supports the Assessor's determination of value based on the evidence presented. The Board concludes that the Petitioner did not provide clear, cogent, and convincing evidence to overcome the Assessor's presumption of correctness.

Please note that the Board Orders from the Board of Equalization hearing are not verbatim. A tape of the meeting may be purchased at the Commissioners' Office.

Dated this 20th day of November, (year) 2017



Chairperson (or Authorized Designee) Signature



Clerk's Signature

NOTICE

This order can be appealed to the State Board of Tax Appeals by filing a notice of 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 Notice of Appeal form is available from either your county assessor or the State Board.

To ask about the availability of this publication in an alternate format for the visually impaired, please call 1-800-647-7706. Teletype (TTY) users use the Washington Relay Service by calling 711. For tax assistance, call (360) 534-1400.

Distribution: • Assessor • Petitioner • BOE File

Lewis

County Board of Equalization

Board Clerk's Record of Hearing

Petition No: 2016-020

Taxpayer's Name:	<u>Clinton & Edith Glascock</u>				
Mailing Address:	<u>190 Garrett Lp.</u>				
City:	<u>Chehalis</u>	State:	<u>WA</u>	Zip Code:	<u>98532</u>

Taxpayer's Parcel No:	<u>018942017000</u>
Hearing Was Held On:	<u>September 21, 2017</u>
Board Members Present:	<u>Tom Crowson</u>

Decision of Board:
Value Sustained: _____
Value Changed From: <u>\$357,500.00</u> To: <u>\$301,300.00</u>
Other: _____

Recorded on Tape No:	<u>Digital Recording</u>		
Hearing Began at (time):	<u>1:58 pm</u>	Ended at (time):	<u>2:29 pm</u>



Chairperson (or Authorized Designee)

11/21/17
Date

To ask about the availability of this publication in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users, please call (360) 705-6718. For tax assistance, call (360) 534-1400.

Order of the Lewis County

Board of Equalization

Property Owner: Clinton and Edith Glascock

Parcel Number(s): 018942017000

Assessment Year: 2016

Petition Number: 2016-020

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

<input type="checkbox"/> Land	\$	<u>61,300</u>
<input type="checkbox"/> Improvements	\$	<u>296,200</u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u>357,500</u>

BOE True and Fair Value Determination

<input type="checkbox"/> Land	\$	<u>61,300</u>
<input type="checkbox"/> Improvements	\$	<u>240,000</u>
<input type="checkbox"/> Minerals	\$	<u> </u>
<input type="checkbox"/> Personal Property	\$	<u> </u>
Total Value	\$	<u>301,300</u>

This decision is based on our finding that:

On October 26, 2017, Tom Crowson and Russ Wigley made the following determination.

The Board overrules the Assessor's determination of value based on the testimony and evidence presented. The Board felt that the petitioner's comparable sales proved a lower value.

Subject Property

Address	Land Size	Bldg. Size
190 Garret Lp.	1.46 acres	2069 sq. ft.

Petitioners Comparable Sales

Address	Land Size	Bldg. Size	Sale Price	Date of Sale
193 Garret Lp.	.78 acres	2150 sq. ft.	\$187,236	10-17-13
118 Garret Lp.	.95 acres	1896 sq. ft. 1792 sq. ft. bsmt.	\$324,000	12-28-15
151 Garret Lp.	.85 acres	2427 sq. ft.	\$285,000	11-1-12
129 Garret Lp.	.93 acres	2112 sq. ft.	\$206,900	11-14-11
117 Garret Lp.	.91 acres	2846 sq. ft.	\$289,000	9-15-11
136 Garret Lp.	1.69 acres	2060 sq. ft.	\$251,000	12-16-10

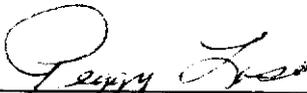
Assessor's Comparable Sales

Address	Land Size	Bldg. Size	Sale Price	Date of Sale
569 Penning Rd.	6.05 acres	2192 sq. ft. 952 sq. ft. bsmt.	\$385,000	8-6-15
118 Garrett Lp.	.95 acres	1896 sq. ft. 1792 sq. ft. bsmt.	\$324,000	12-28-15
147 Loganwood Dr.	4.85 acres	1813 sq. ft.	\$350,000	10-14-15

The Board concludes that the Petitioner did provide clear, cogent, and convincing evidence to overcome the Assessor's presumption of correctness.

Please note that the Board Orders from the Board of Equalization hearing are not verbatim. A tape of the meeting may be purchased at the Commissioners' Office.

Dated this 20th day of November, (year) 2017



Chairperson (or Authorized Designee) Signature



Clerk's Signature

NOTICE

This order can be appealed to the State Board of Tax Appeals by filing a notice of 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 Notice of Appeal form is available from either your county assessor or the State Board.

To ask about the availability of this publication in an alternate format for the visually impaired, please call 1-800-647-7706. Teletype (TTY) users use the Washington Relay Service by calling 711. For tax assistance, call (360) 534-1400.

Distribution: • Assessor • Petitioner • BOE File