

Board of Equalization Hearing

November 30, 2017 @ 9:00 a.m.

1st Floor Courtroom at King and Queen Courthouse
King and Queen CH., VA 23085

James and Penny Gibson

Parcels 24-35L603E/ 24-51R-412B/ 24-52R-974A/ 24-51L-439

23-159R-748/ 24-52R-974/ 23-158L-758/ 24-32L-1041/ 24-52L-500

Present:

Ann Young BOE Secretary

James D. Sears

Plunard Robinson

George Longest

Parcel 24-35L-603E

Mr. Gibson stated that mobile home was way too high for a 1988 model, which was assessed at \$35,500. They had no problem with land value. Home is on permanent foundation and went from personal property to real estate.

Board decided to change the depreciation

Parcel 23-158L-758

Questioned the price increase of the land, but the board decided not to change.

Parcel 23-159R-748

Board said the only thing they could do for this property is to change the timber value, but did not want to do that because the value would go up.

Board decided not to change.

Parcel 24-34L-353

Board looked at the assessment value going up by \$38,100 and decided that it was in line with other properties.

Board decided not to change.

Parcel 24-52R-974A

Increased from \$161,300 to \$156,100, same as other properties that went up so

Board decided not to change.

Parcel 24-52R-974

Property was adjoined with 974A, but they are both deeded separately.

Change acreage from 23.75 to 16 acres

Timber from 40.0 to 47.75

Board agreed to change.

24-51R-412B

Timber M 30 acres under 10 years reseeded.

Board decided to change from M to N classification @\$200.00 acre.

24-51L-439

Board decided to change the timber from J to N classification @ \$200 from \$500 per acre.

24-53L-72A

Concerned by the fact that they had just bought land and it went up by \$38,000 more than what they purchased it for.

Board felt that it was in line with other properties decided not to change.

24-32L-1041

Board felt that it was in line with other properties decided not to change.

24-52L-500

Board felt that it was in line with other properties decided not to change.

24-50L-376-1 through 24-50L-376-8

All properties all considered continuous that equal 44.25 acres, considered as one parcel.

The Board did look at surrounding properties. Difference in values were related to the tract or gravel road vs. paved.

24-35L-603E

Add functional depreciation @ .20 percent

Board agreed to change

24-52R-974

Change acreage from 23.75 to 16 acres

Timber from 40.0 to 47.75

Board agreed to change.

24-51R-412B

Change classification on 30 acres from M to N @\$200 per acre.

24-51L-439

Change classification for timber from J to N @ \$200 per acre.

24-50L-376-1 through 24-50L-376-8

All properties all considered continuous that equal 44.25 acres, considered as one parcel.

Motion to change unanimous.