

**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**FNC ASSOCIATES LLC,**

v.

Respondent:

**ARAPAHOE COUNTY BOARD OF  
EQUALIZATION.**

Attorney or Party Without Attorney for the Petitioner:

Docket Number: 37278

Name: Beldon Wright  
Property Tax Advisors  
Address: 3090 South Jamaica Court, Ste. 204  
Aurora, CO 80014  
Phone Number: (303) 368-0500  
E-mail:  
Attorney Registration No.:

**ORDER (On Stipulation)**

**THE PARTIES TO THIS ACTION** entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. Subject property is described as follows:

**12577 EAST CALEY AVENUE  
ARAPAHOE COUNTY SCHEDULE NO. 2075-24-3-08-006; RA 350-031**

2. Petitioner is protesting the 2000 actual value of the subject property.

3. The parties agreed that the 2000 actual value of the subject property should be reduced to:

Land	\$121,040.00
Improvement	<u>\$528,960.00</u>
Total	\$650,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2000 actual value of the subject property, as set forth above.

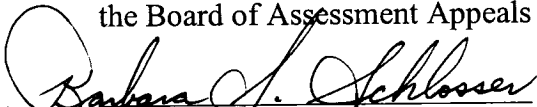
The Arapahoe County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 2nd day of March, 2001.

This decision was put on the record

March 2, 2001

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals


  
Barbara J. Schlosser

Docket Number 37278

**BOARD OF ASSESSMENT APPEALS**



Karen E. Hart



Harry J. Fuller



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 37278**

**STIPULATION AND ORDER (As To Tax Year 2000 Actual Value)**

**FNC ASSOCIATES LLC,**

Petitioner,

vs.

**ARAPAHOE COUNTY BOARD OF EQUALIZATION,**

Respondent.

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STATE OF COLORADO

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as warehouse/storage and described as follows:

12577 E. Caley Ave., County Schedule Number 2075-24-3-08-006 RA 350-031

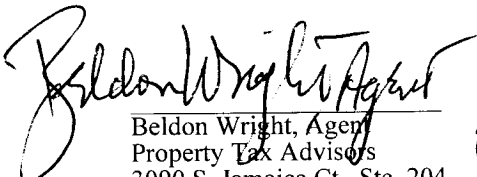
A brief narrative as to why the reduction was made: Analyzed cost, market & income information.

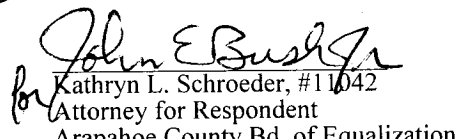
The parties have agreed that the 2000 actual value of the subject property should be reduced as follows:


ORIGINAL VALUE		NEW VALUE (2000)	
Land	\$ 121,040	Land	\$ 121,040
Improvements	\$ 563,960	Improvements	\$ 528,960
Personal		Personal	\$
Total	\$ 685,000	Total	\$ 650,000

The Board concurs with the Stipulation.

DATED this 19<sup>th</sup> day of February 2001.

  
Beldon Wright, Agent  
Property Tax Advisors  
3090 S. Jamaica Ct., Ste. 204  
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Kathryn L. Schroeder, #11042  
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Arapahoe County Bd. of Equalization  
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Edward G. Bosier  
Arapahoe County Assessor  
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