

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>SVIGEL'S AUTO PARTS INC.,</p> <p>v.</p> <p>Respondent:</p> <p>ARAPAHOE COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Beldon Wright, Property Tax Advisors Address: 3090 South Jamaica Ct., Ste. 204 Aurora, CO 80014 Phone Number: (303) 368-0500 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 37308</p>
<p>ORDER (On Stipulation)</p>	

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:

**4393 SOUTH SANTA FE DRIVE
ARAPAHOE COUNTY SCHEDULE NO. 2077-09-2-00-146; RA 350-060**

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	\$457,980.00
Improvement	<u>\$142,020.00</u>
Total	\$600,000.00

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 5th day of March, 2001.

This decision was put on the record

March 5, 2001

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

Barbara J. Schlosser
Barbara J. Schlosser

Docket Number 37308

BOARD OF ASSESSMENT APPEALS

Karen E Hart

Karen E. Hart

Harry J. Fuller

Harry J. Fuller



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 37308

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PROPERTY TAX APPEALS

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

SVIGEL'S AUTO PARTS INC.,

Petitioner.

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

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 merchandising and described as follows:

4393 S. Santa Fe Dr., County Schedule Number 2077-09-2-00-146 RA 350-060

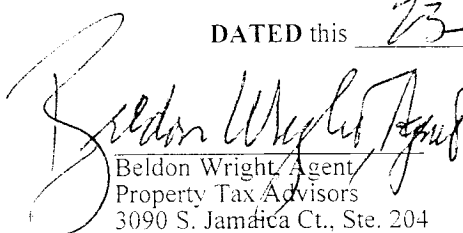
A brief narrative as to why the reduction was made: Analyzed cost, market & income information.

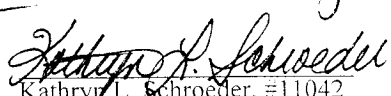
The parties have agreed that the 2000 actual value of the subject property should be reduced as follows:


ORIGINAL VALUE		NEW VALUE (2000)	
Land	\$ 457,980	Land	\$ 457,980
Improvements	\$ 165,120	Improvements	\$ 142,020
Personal		Personal	\$
Total	\$ 623,100	Total	\$ 600,000

The Board concurs with the Stipulation.

DATED this 23rd day of February 2001.


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