

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>VAL E. SENTER,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DENVER COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Dan Mayer, Elite Property Services Inc. Address: 5025 Boardwalk Drive, Ste. 300 Colorado Springs, CO 80919 Phone Number: (719) 594-6440 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 37736</p>
<p><b>ORDER (On Stipulation)</b></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:

**1137 SOUTH JASON STREET  
DENVER COUNTY SCHEDULE NO. 5211-03-011**

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	\$ 774,900.00
Improvement	<u>\$5,228,000.00</u>
Total	\$6,002,900.00

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 Denver County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 15th day of May, 2001.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on the record

May 15, 2001

*Karen E Hart*

Karen E. Hart

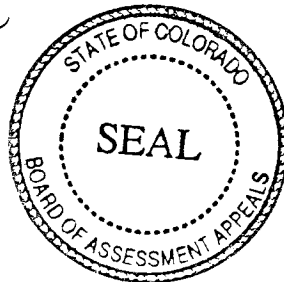
*Mark R. Linné*

Mark R. Linné

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 37736



MAY-14-2001 MON 11:52 AM DENVER CITY ATTY

FAX NO. 3039133180

P. 02

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01 MAY 16 PM 3:10  
STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS

<b>BOARD OF ASSESSMENT APPEALS</b> <b>STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner:  <b>VAL E SENTER</b>  v. Respondent:  <b>DENVER COUNTY BOARD OF EQUALIZATION</b>	Docket Number:  <b>37736</b>  Schedule Number:  <b>5211-03-011</b>
Attorneys for Denver County Board of Equalization  J. WALLACE WORTHAM, JR. #5969 City Attorney  ALICE J. MAJOR #19454 Assistant City Attorney 1437 Bannock Street, Room 315 Denver, Colorado 80203 Telephone: 720-913-3275 Facsimile: 720-913-3180	
<b>STIPULATION (As To Tax Year 2000 Actual Value)</b>	

Petitioner, VAL E SENTER, and Respondent, Denver County Board of Equalization, hereby enter into this Stipulation regarding the tax year 2000 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:  
  
1137 S. Jason Street  
Denver, Colorado
2. The subject property is classified as commercial property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2000:

Land	\$ 31,800
Improvements	<u>\$ 77,800</u>
Total	\$109,600

4. After appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Land	\$ 31,800
Improvements	<u>\$ 77,800</u>
Total	\$109,600

5. After further review and negotiation, the Petitioner and Board of Equalization agree to the following actual value for the subject property for tax year 2000:

Land	\$ 31,800
Improvements	<u>\$ 67,100</u>
Total	\$ 98,900

6. The valuations, as established above, shall be binding only with respect to tax year 2000.

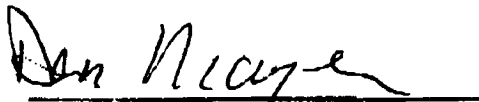
7. Brief narrative as to why the reduction was made:

The subject property rental rate was adjusted to reflect the rental rates of similar warehouses in the immediate neighborhood.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 25, 2001 at 10:30 a.m. be vacated.

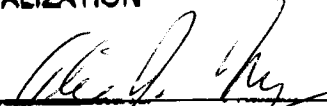
DATED this 14 day of May, 2001.

Dan Mayer



Agent for Petitioner  
Elite Property Services Inc.  
5025 Boardwalk Drive #300  
Colorado Springs, CO 80919  
Telephone: 719-594-6440

DENVER COUNTY BOARD OF  
EQUALIZATION

By:   
ALICE J. MAJOR #19454  
Assistant City Attorney  
1437 Bannock Street, Room 353  
Denver, CO 80202-5375  
Telephone: 720-913-3275  
Facsimile: 720-913-3150

Docket Number: 37736

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STATE OF COLORADO**

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v.

Respondent:

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Attorney or Party Without Attorney for the Petitioner:

Name: Dan Mayer, Elite Property Services Inc.  
Address: 5025 Boardwalk Drive. Ste. 300  
Colorado Springs, CO 80919  
Phone Number: (303) 594-6440  
E-mail:  
Attorney Registration No.:

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**AMENDMENT TO ORDER (On Stipulation)**

**THE BOARD OF ASSESSMENT APPEALS** hereby amends page 2 of its May 15, 2001 order in the above-captioned appeal. Please see attached stipulation.

In all other respects, the May 15, 2001 order shall remain in full force and effect.

**DATED/MAILED** this 25th day of May, 2001.

This amendment was put on the record

May 25, 2001

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

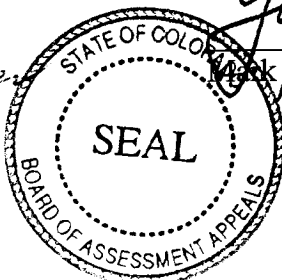
  
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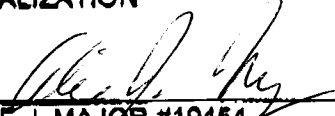
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