

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>PEORIA PLACE LLC,</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: Bridge & Associates Address: P.O. Box 280367 Lakewood, CO 80228 Phone Number: (303) 237-6997 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 37905</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:

County Schedule No.: 1973-13-3-25-001

Category: Abatement

Property Type: Commercial

2. Petitioner is protesting the 1998 actual value of the subject property.

3. The parties agreed that the 1998 actual value of the subject property should be reduced to:

Land	\$492,132.00
Improvements	<u>\$348,868.00</u>
Total	\$841,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 1998 actual value of the subject property, as set forth above.

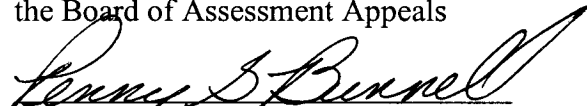
The Arapahoe County Assessor is directed to change his records accordingly.

DATED/MAILED this 3rd day of January, 2002.

This decision was put on the record

January 2, 2002

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

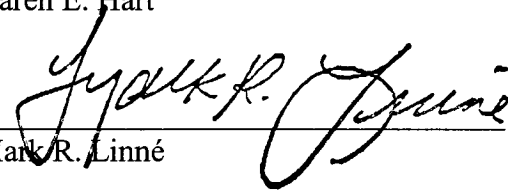

Penny S. Bunnell

Docket Number 37905

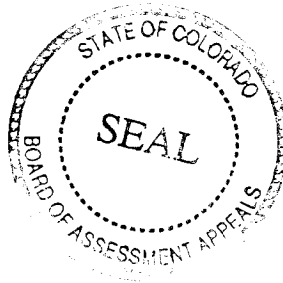
BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Mark R. Linné



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 37905**

STIPULATION AND ORDER (As To Tax Year 1998 Actual Value)

PEORIA PLACE LLC ,

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 commercial and described as follows:

960 S. Peoria St.; County Schedule Number 1973-13-3-25-001; Abatement

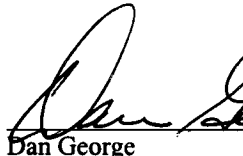
A brief narrative as to why the reduction was made: Analyzed cost, market & income information.

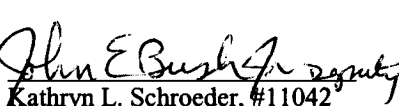
The parties have agreed that the 1998 actual value of the subject property should be reduced as follows:

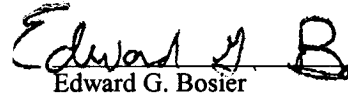
ORIGINAL VALUE		NEW VALUE (1998)	
Land	\$ 492,132	Land	\$ 492,132
Improvements	\$ 507,868	Improvements	\$ 348,868
Personal	\$ _____	Personal	\$ _____
Total	\$ 1,000,000	Total	\$ 841,000

The Board concurs with the Stipulation.

DATED this 14th day of December 2001.


Dan George
Bridge & Associates
P.O. Box 280367
Lakewood, CO 80228
(303) 237-6997


Kathryn L. Schroeder, #11042
Attorney for Respondent
Arapahoe County Bd. of Equalization
5334 South Prince Street
Littleton, CO 80166
(303) 795-4639


Edward G. Bosier
Arapahoe County Assessor
5334 South Prince Street
Littleton, CO 80166
(303) 795-4600