

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>SMOKY HILL SELF STORAGE 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: Thomas E. Downey, Jr. Esq. Downey & Knickrehm Address: 733 East 8th Avenue Denver, Colorado 80203 Phone Number: 303-813-1111 Attorney Reg. No.: 9686</p>	<p>Docket Number: 38920</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.: 2073-14-3-30-003

Category: Valuation

Property Type: Commercial

2. Petitioner is protesting the 2001 actual value of the subject property.

3. The parties agreed that the 2001 actual value of the subject property should be reduced to:

Land	\$ 1,725,000.00
Improvements	<u>1,725,000.00</u>
Total	\$3,450,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2001 actual value of the subject property, as set forth above.

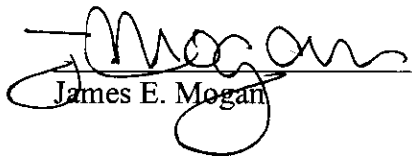
The Arapahoe County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 31st day of March, 2003.


This decision was put on the record


March 28, 2003

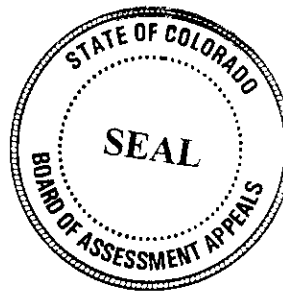
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals


James E. Mogan

BOARD OF ASSESSMENT APPEALS


Karen E. Hart


Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 38920

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11:50 AM
11:49 AM

STIPULATION AND ORDER (As To Tax Year 2001 Actual Value)

SMOKY HILL SELF STORAGE 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 warehouse/storage and described as follows:

20210 E. Smoky Hill Rd.; County Schedule Number 2073-14-3-30-003; RA 4343-001

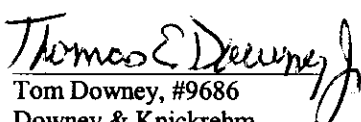
A brief narrative as to why the reduction was made: Analyzed cost, market and income information.

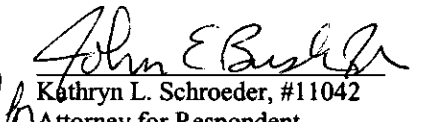
The parties have agreed that the 2001 actual value of the subject property should be reduced as follows:

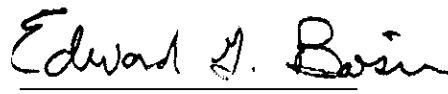
ORIGINAL VALUE		NEW VALUE (2001)	
Land	\$1,785,987	Land	\$ 1,725,000
Improvements	\$ 2,114,013	Improvements	\$ 1,725,000
Personal	\$ _____	Personal	\$ _____
Total	\$ 3,900,000	Total	\$ 3,450,000

The Board concurs with the Stipulation.

DATED this 12th day of March 2003.


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(303) 795-4639


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