

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>B & S LODGING LLC,</p> <p>v.</p> <p>Respondent:</p> <p>WELD 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</p>	<p>Docket Number: 40333</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.: 095910227004

Category: Valuation

Property Type: Commercial

2. Petitioner is protesting the 2002 actual value of the subject property.

3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Land	\$ 272,318.00
Improvements	<u>\$1,127,682.00</u>
Total	\$1,400,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

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

DATED/MAILED this 16th day of August, 2003.

This decision was put on the record

August 15, 2003

BOARD OF ASSESSMENT APPEALS

Karen E Hart

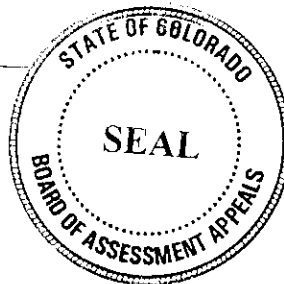
Karen E. Hart

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

Debra A Baumbach

Debra A. Baumbach

Jackie J. Brown
Jackie J. Brown



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 40333
Single County Schedule Number 0959-10-2-27-004

STIPULATION (As To Tax Year 2002 Actual Value)

B&S LODGING LLC
Petitioner(s),

vs.

WELD COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2002 valuation of the subject property, and jointly move that arbitration of the property in question be hereby resolved.

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

1. The property subject to this Stipulation is described as:
B&S LODGING LLC, 5630 W. 10TH STREET, GREELEY, CO - LOT 4 BLOCK 1
MOSIER HILL FIRST REPLAT

2. The subject property is classified as commercial property (what type).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2002:

Land	\$ 272,318
Improvements	\$ 1,239,682
Total	\$ 1,512,000

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

Land	\$ 272,318
Improvements	\$ 1,239,682
Total	\$ 1,512,000

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2002 actual value for the subject property:

Land	\$ 272,318
Improvements	\$ 1,127,682
Total	\$ 1,400,000

6. The valuation, as established above, shall be binding only with respect to tax year 2002.

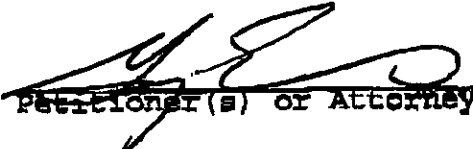
7. The Petitioner also stipulates to withdraw Docket #40334, Parcel 0807-20-2-03-007 from the State Board of Assessment Appeal as to tax year 2002.

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

The Assessor adjusted the 2002 actual value based on the Income Approach.

9. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on 08/07/03 (date) at 10:30 A.M. (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals (check if appropriate).

DATED this 7 day of August, 2003.


Petitioner(s) or Attorney

Address:

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Greeley, Co. 80634
c/o Greg Evans
Bridge & Associates
820 Simms St. #12
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Telephone: 303 573-7000

Docket Number 40333
StipCnty.mst

Single Schedule No. 095910227004

Cynda Haignau #13241
County Attorney for Respondent,
Board of Equalization

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Michael Sampson / Chief Appraiser
County Assessor

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