

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>VILLAGE SQUARE ASSOCIATES LLLP,</p> <p>v.</p> <p>Respondent:</p> <p>DOUGLAS COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Barry J. Goldstein Address: 950 South Cherry Street, Suite 320 Denver, CO 80246 Phone Number: (303) 757-8865</p>	<p>Docket Number: 40420</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.: R0422463

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	\$ 199,200.00
Improvements	<u>\$1,450,800.00</u>
Total	\$1,650,000.00

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.

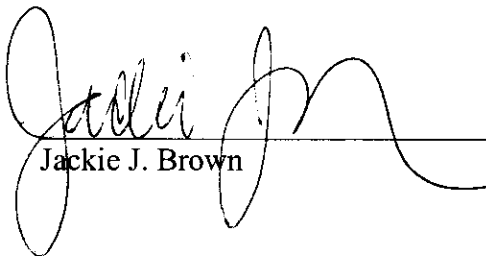
The Douglas County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 10th day of July, 2003.

This decision was put on the record

July 9, 2003

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


Jackie J. Brown

BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Debra A. Baumbach



**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

VILLAGE SQUARE ASSOCIATES LLLP,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Attorney for Respondent:

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Atty. Reg. #: 30037

Docket Number: 40420

Schedule No.: R0422463

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STIPULATION (As to Tax Year 2002 Actual Value)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2002 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:
Lot 8, Charter Oaks 4th Amend. 0.538 AM/L
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 2002:

Land	\$ 199,200
Improvements	\$2,121,300
Total	\$2,320,500

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

Land	\$ 199,200
Improvements	\$1,770,800
Total	\$1,970,000

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

Land	\$ 199,200
Improvements	\$1,450,800
Total	\$1,650,000


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

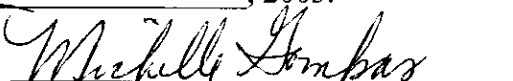
7. Brief narrative as to why the reduction was made:

Further review of rental and square footage data supported a lower valuation.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 17, 2003 at 8:30 a.m. be vacated.

DATED this 8th day of July, 2003.


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