

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>VILLAGE HOMES OF COLORADO,</p> <p>v.</p> <p>Respondent:</p> <p>JEFFERSON COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Stevens & Associates Todd J. Stevens</p> <p>Address: 8005 S. Chester St., #340 Englewood, CO 80112</p> <p>Phone Number: (303) 347-1878</p>	<p>Docket Number: 41083</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.: 432721+28

Category: Valuation **Property Type: Vacant Land**
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:

See Attached Stipulation

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

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

This decision was put on the record

October 9, 2003

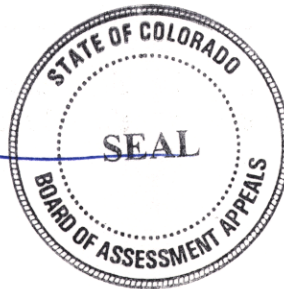
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

BOARD OF ASSESSMENT APPEALS

Karen E Hart
Karen E. Hart

Debra A. Baumbach
Debra A. Baumbach

Jackie J. Brown



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 41083
County Schedule Number : See attachment

STIPULATION (As To Tax Year 2002 Actual Value)

Village Homes of Colorado
Petitioner(s).

vs.

JEFFERSON COUNTY BOARD OF EQUALIZATION,
Respondent.

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STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

Petitioner(s) 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.

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

1. The property subject to this Stipulation is described as follows:
Fieldstone Filing 3 and Minor Replat Numbers 1 through 8

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

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

Land	\$ <u>see attached</u>
Improvements	\$ _____
Total	\$ _____

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

Land	\$ <u>see attached</u>
Improvements	\$ _____
Total	\$ _____

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

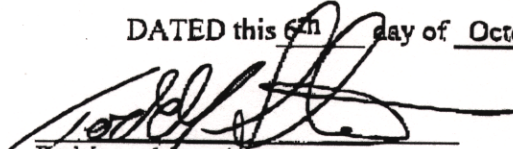
Land \$ see attached _____
Improvements \$ _____
Total \$ _____

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

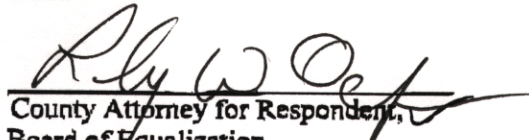
7. Brief narrative as to why the reduction was made:
Adjustment was made to absorption period and corrected values.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 31, 2003 (date) at 8:30 a.m. (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals (check if appropriate).

DATED this 6th day of October 2003.



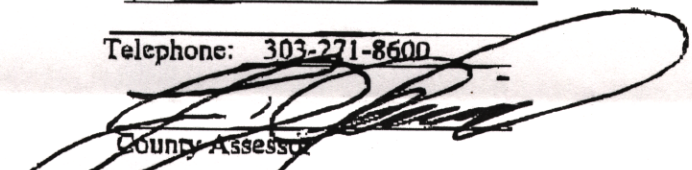
Petitioner(s) or Attorney



County Attorney for Respondent,
Board of Equalization

Address:
8005 S Chester St.
Suite 340
Englewood, CO 80112
Telephone: 303-347-1878

Address 100 Jefferson County Pkwy
Golden, CO 80419
Telephone: 303-271-8600



County Assessor

Address:
100 Jefferson County Pkwy
Golden, CO 80419-2500
Telephone: 303-271-8600

Docket Number 41083
Schedule Number see attached

Village Homes
of Colorado, owner

2001 BAA
Fieldstone Sub

Fieldstone 2002 new values

Sch	lot	blk	acres	original value	BOE value	new adjusted value
432681	37	1	0.235	\$10,100	\$10,100	\$10,100
432723	22	3	0.230	\$43,120	\$43,120	\$38,000
432724	23	3	0.231	\$43,120	\$43,120	\$38,000
432725	24	3	0.232	\$43,120	\$43,120	\$38,000
432728	27	3	0.233	\$43,120	\$43,120	\$38,000
432730	29	3	0.274	\$43,120	\$43,120	\$38,000
432731	30	3	0.249	\$43,120	\$43,120	\$38,000
432732	31	3	0.268	\$43,120	\$43,120	\$38,000
432733	32	3	0.253	\$43,120	\$43,120	\$38,000
432734	33	3	0.268	\$43,120	\$43,120	\$38,000
432739	38	3	0.234	\$43,120	\$43,120	\$38,000
432741	40	3	0.249	\$43,120	\$43,120	\$38,000
432742	41	3	0.240	\$43,120	\$43,120	\$38,000
432743	42	3	0.248	\$43,120	\$43,120	\$38,000
432744	43	3	0.242	\$43,120	\$43,120	\$38,000
432748	47	3	0.230	\$43,120	\$43,120	\$38,000
432721	20	3	0.230	\$43,120	\$43,120	\$38,000
432722	21	3	0.230	\$43,120	\$43,120	\$38,000
435404	042A	1	0.259	\$43,120	\$43,120	\$38,000
435422	025A	3	0.243	\$43,120	\$43,120	\$38,000
435423	026A	3	0.231	\$43,120	\$43,120	\$38,000
435461	011A	2	0.233	\$43,120	\$43,120	\$38,000
432695	13	2	0.231	\$43,980	\$43,980	\$38,000
432696	14	2	0.260	\$43,980	\$43,980	\$38,000
432697	15	2	0.233	\$43,980	\$43,980	\$38,000
435462	012A	2	0.258	\$43,980	\$43,980	\$38,000
432691	9	2	0.268	\$46,350	\$46,350	\$38,000
432692	10	2	0.289	\$48,290	\$48,290	\$38,000
432729	28	3	0.310	\$50,880	\$50,880	\$38,000
432736	35	3	0.332	\$54,120	\$54,120	\$38,000