

|  |                                    |
|--|------------------------------------|
| <p><b>BOARD OF ASSESSMENT APPEALS,<br/>STATE OF COLORADO</b><br/>1313 Sherman Street, Room 315<br/>Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>GOODYEAR TIRE,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>JEFFERSON COUNTY BOARD OF<br/>EQUALIZATION.</b></p> |                                    |
| <p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Steve Letman<br/>Consultus Asset Valuation</p> <p>Address: 16A Inverness Place East<br/>Englewood, CO 80111</p> <p>Phone Number: (303) 770-2421</p>   | <p><b>Docket Number: 41270</b></p> |
| <p><b>ORDER ON STIPULATION</b></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.: 412065**

**Category: Refund/Abatement                      Property Type: Commercial**
2. Petitioner is protesting the 2001 and 2002 actual value of the subject property.

3. The parties agreed that the 2001 and 2002 actual value of the subject property should be reduced to:

|              |                     |
|--------------|---------------------|
| Land         | \$125,000.00        |
| Improvements | <u>\$500,000.00</u> |
| Total        | \$625,000.00        |

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2001 and 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 22<sup>nd</sup> day of June, 2004.

This decision was put on the record

June 18, 2004

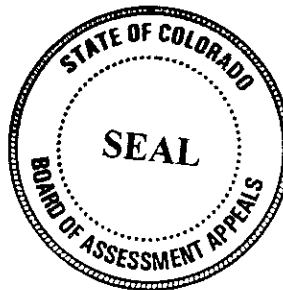
**BOARD OF ASSESSMENT APPEALS**

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

Penny S. Lowenthal  
Penny S. Lowenthal



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

Docket Number: 41270

County Schedule Number: 412065

STIPULATION (As To Tax Years 2001/2002 Actual Value)

Goodyear Tire

Petitioner,

vs.

Jefferson County Board of County Commissioners

Respondent.

RECEIVED  
04 JUN 17 PM 12:11  
BOARD OF ASSESSMENT APPEALS

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax years 2001/2002 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:

Goodyear Tire  
9075 Yukon Street  
Westminster, Colorado 80021

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 years 2001/2002:

Land           \$ 137,200  
Improvement \$ 548,800  
Total           \$ 686,000

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

Land           \$ 137,200  
Improvement \$ 548,800  
Total           \$ 686,000

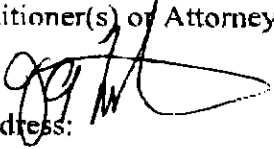
5. After further review and negotiation, Petitioner(s) and Board of County Commissioners agree to the following tax years 2001/2002 actual value for the subject property:

|             |                   |
|-------------|-------------------|
| Land        | \$ <u>125,000</u> |
| Improvement | \$ <u>500,000</u> |
| Total       | \$ <u>625,000</u> |

6. The valuation, as established above, shall be binding only with respect to tax years 2001/2002.
7. Brief narrative as to why the reduction was made:  
Actual subject property income supports new value.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 30, 2004 (date) at 1:00 (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals \_\_\_\_ (check if appropriate).

DATED this 4th day of June, 2004.

Consultus Asset Valuation  
Petitioner(s) or Attorney

  
Address:  
16 Inverness Place E  
Building A  
Englewood, Co. 80111  
Telephone: (303) 770-2420

  
County Attorney for Respondent,   
Board of County Commissioners

Address:  
100 Jefferson County Parkway  
Golden, Colorado 80419

Telephone:

  
Jefferson County Assessor

Address:  
100 Jefferson County Parkway  
Golden, Colorado 80419-2500

Telephone: 303-271-8653

Docket Number 41270  
Schedule Number 412065