

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 43226
Petitioner: LARKEN HOSPITALITY LAKEWOOD INC, v. Respondent: JEFFERSON COUNTY BOARD OF EQUALIZATION.	
ORDER ON STIPULATION	

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.: 151062

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2003 actual value of the subject property.
3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Total Value: \$3,451,500
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 25th day of October 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

October 24, 2005

Karen E Hart

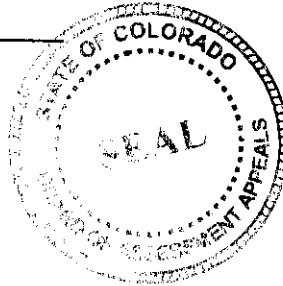
Karen E. Hart

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

Keela Steele
Keela Steele



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 43226

Single County Schedule Number: 151062

STIPULATION (As to Tax Year 2003 Actual Value)

Larkin Hospitality Lakewood Inc,

Petitioner,

vs.

Jefferson COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2003 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:
7390 W. Hampden Ave.
Lakewood, CO

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

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2003:

Land	\$	1,140,000	.00
Improvements	\$	4,559,900	.00
Total	\$	<u>5,699,900</u>	.00

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

Land	\$	1,140,000	.00
Improvements	\$	4,559,900	.00
Total	\$	<u>5,699,900</u>	.00

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2003 actual value for the subject property:

Land	\$	<u>690,300.00</u>
Improvements	\$	<u>2,761,200.00</u>
Total	\$	<u>3,451,500.00</u>


6. The valuation, as established above, shall be binding only with respect to tax year 2003.

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

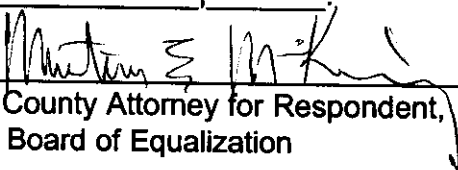
Economic conditions involving this property have been realized

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on November 10, 2005 (date) at 1:00 PM (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 20 day of October, 2005



Petitioner(s) or Agent or Attorney

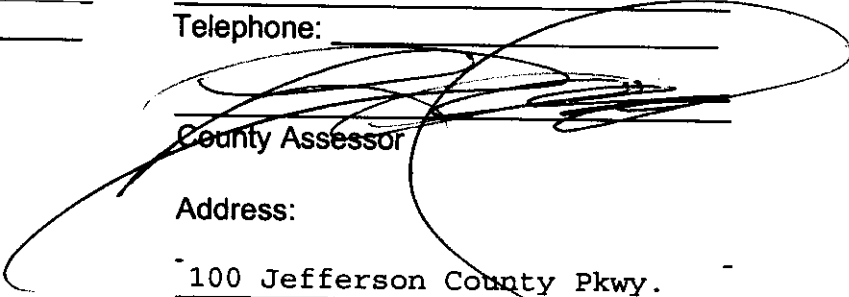


County Attorney for Respondent,
Board of Equalization

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Telephone: _____



County Assessor
Address:

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Golden, CO 80419
Telephone: 303-271-8639

Docket Number 43226