

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>FOUNDATION PROPERTIES/NET FUND I, LTD.,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>JEFFERSON COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name:                Todd J. Stevens                              Stevens &amp; Associates</p> <p>Address:             8005 S. Chester, Suite 340                              Englewood, CO 80112</p> <p>Phone Number:    (303) 347-1878</p>	<p><b>Docket Number: 43278</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.: 407923**

**Category: Valuation            Property Type: Commercial**

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:

Land	\$ 526,400.00
Improvements	<u>\$2,105,600.00</u>
Total	\$2,632,000.00

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/MAILED** this 10<sup>th</sup> day of June, 2004.

This decision was put on the record

June 8, 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: 43278  
County Schedule Number: 407923

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STIPULATION (As To Tax Year 2003 Actual Value)

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Net Fund I, Ltd.  
Petitioner,

vs.

Jefferson County Board of Equalization,  
Respondent.

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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 follows:  
An office and industrial land and building located at 7233 Church Ranch Blvd.,  
Westminster Colorado.
2. The subject property is classified as commercial property.
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2003:

Land	\$1,009,500
Improvement	<u>\$4,037,800</u>
Total	\$5,047,300

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

Land	\$1,009,500
Improvement	<u>\$4,037,800</u>
Total	\$5,047,300

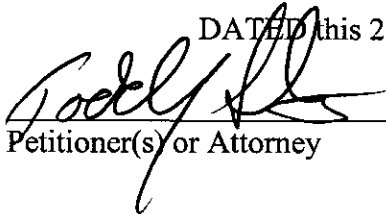
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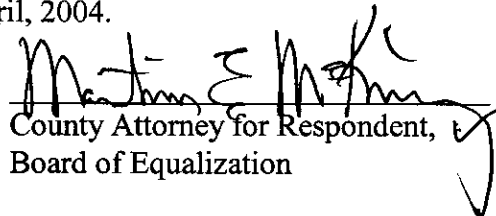
5. After further review and negotiation, Petitioner(s) and Board of Equalization agree to the following tax year 2003 actual value for the subject property:

Land	\$ 526,400
Improvement	<u>\$2,105,600</u>
Total	<u>\$2,632,000</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:  
The property was reclassified as industrial flex and manufacturing.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 29, 2004 at 1:00 P.M. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals \_\_\_\_ (check if appropriate).

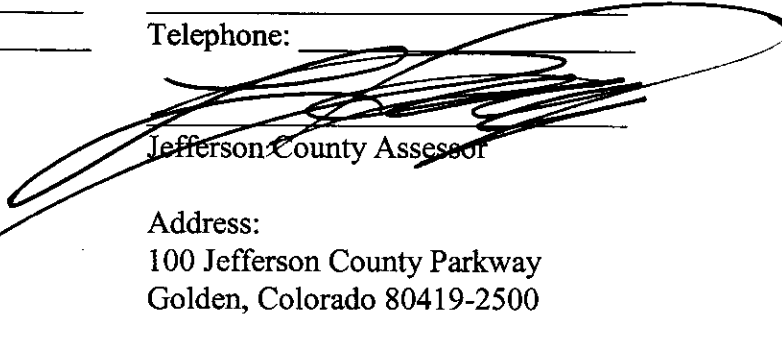
DATED this 27th day of April, 2004.

  
\_\_\_\_\_  
Petitioner(s) or Attorney

  
\_\_\_\_\_  
County Attorney for Respondent,  
Board of Equalization

Address: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Telephone: \_\_\_\_\_

Address:  
100 Jefferson County Parkway  
Golden, Colorado 80419

Telephone: \_\_\_\_\_  
  
\_\_\_\_\_  
Jefferson County Assessor

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

Docket Number 43278

Telephone: 303-271-8658

Schedule Number 407923