

ORDER:

Respondent is ordered to reduce the 2004 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 29th day of July 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

July 27, 2005

Karen E Hart

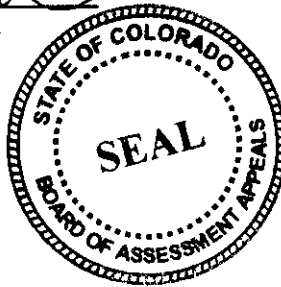
Karen E. Hart

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: 44590

Single County Schedule Number: 189566

STIPULATION (As to Tax Year 2004 Actual Value)

BULGROUP COLORADO LLC

Petitioner,

vs.

JEFFERSON COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2004 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:
1733 South Wadsworth Blvd, Lakewood, CO 80232

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 2004:

Land	\$	540,400.00
Improvements	\$	2,161,800.00
Total	\$	<u>2,702,200.00</u>

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

Land	\$	540,400.00
Improvements	\$	2,161,800.00
Total	\$	<u>2,702,200.00</u>

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5. After further review and negotiation. Petitioner(s) and County Board of Equalization agree to the following tax year 2004 actual value for the subject property:

Land	\$	<u>500,000.00</u>
Improvements	\$	<u>2,000,000.00</u>
Total	\$	<u>2,500,000.00</u>

6. The valuation, as established above, shall be binding only with respect to tax year 2004.

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

Consideration give to the actual income and expense
provided by the Petitioner.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on August 10, 2005 (date) at 8:30 AM (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 25 day of July

Steve Letman
Petitioner(s) or Agent or Attorney

Monty E. McKinley
County Attorney for Respondent,
Board of Equalization

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County Assessor

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Golden, CO 80419-2500
Telephone: 303-271-8639

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