

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 45699
Petitioner: MATRIX TOWER HOLDINGS LLC, v. Respondent: DENVER COUNTY BOARD OF COMMISSIONERS.	
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.: 02345-27-011-000

Category: Abatement Property Type: Commercial Real
2. Petitioner is protesting the 2004 actual value of the subject property.
3. The parties agreed that the 2004 actual value of the subject property should be reduced to:

Total Value: \$13,800,000
(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2004 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 3rd day of April 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

April 2, 2007

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

Heather Wilcox

Heather Wilcox



BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	RECEIVED 11/11/04 11:53 AM Docket Number: 45699 Schedule Number: 02345-27-011
Petitioner: MATRIX TOWER HOLDINGS LLC v. Respondent: DENVER COUNTY BOARD OF COMMISSIONERS	
Attorneys for Denver County Board of Commissioners City Attorney Alice J. Major #19454 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
STIPULATION (AS TO TAX YEAR 2004 ACTUAL VALUE)	

Petitioner, MATRIX TOWER HOLDINGS LLC, and Respondent, DENVER COUNTY BOARD OF COMMISSIONERS, hereby enters 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.

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

1. The property subject to this Stipulation is described as:
 700-18 17th Street
 Denver, Colorado 80202
2. The subject property is classified as commercial property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2004.

Land	\$ 1,650,200.00
Improvements	\$ <u>12,538,800.00</u>
Total	\$ 14,189,000.00

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

Land	\$ 1,650,200.00
Improvements	\$ <u>12,538,800.00</u>
Total	\$ 14,189,000.00

5. After further review and negotiation, the Petitioner and Denver County Board of Commissioners agree to the following actual value for the subject property for tax year 2004.

Land	\$ 1,650,200.00
Improvements	\$ <u>12,149,800.00</u>
Total	\$ 13,800,000.00

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

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

The occupancy and finished status of this building, which was undergoing remodeling during the 2004 tax year, were re-examined and it was determined that further consideration was due for these factors.

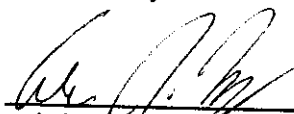
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 12, 2007 at 1:00pm be vacated.

DATED this 27TH day of MARCH, 2007.

Agent for Petitioner

By: 
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Denver County Board of Commissioners

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