

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 45880</b>
Petitioner: <b>PHOENIX OF BRIGHTON LLC,</b>  v. Respondent: <b>ADAMS COUNTY BOARD OF EQUALIZATION.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R0131360**

**Category: Valuation      Property Type: Commercial Real**
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:  

**Total Value:            \$2,465,500**

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2005 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 3rd day of January 2008.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

January 2, 2008

*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

*Toni Rigirosi*

Toni Rigirosi



<b>BOARD OF ASSESSMENT APPEALS, State of Colorado</b> 1313 Sherman Street, Room 315 Denver, CO 80203	<p style="text-align: center;"><b>▲ COURT USE ONLY ▲</b></p> <hr/> Docket Number: 45880 County Schedule Number: 0156905335003
<b>Petitioner:</b> PHOENIX OF BRIGHTON, LLC  <b>Respondent:</b> ADAMS COUNTY BOARD OF EQUALIZATION.	
HAL B. WARREN, #13515 ADAMS COUNTY ATTORNEY Jennifer M. Wascak, #29457 Deputy County Attorney 450 South 4 <sup>th</sup> Avenue Brighton, CO 80601 Telephone: 303-654-6116 Fax: 303-654-6114	
<b>STIPULATION (As to Tax Year 2005 Actual Value)</b>	

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2005 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:  
 300 Wilmot Road, Deerfield, IL 60015.
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 2005:

Land	\$ 283,184
Improvements	<u>\$ 2,440,486</u>
Total	\$ 2,723,670

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STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS

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

Land	\$ 283,184
Improvements	<u>\$ 2,440,486</u>
Total	\$ 2,723,670

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following actual value for tax year(s) 2005 for the subject property:


Land	\$ 283,184
Improvements	<u>\$ 2,182,316</u>
Total	\$ 2,465,500

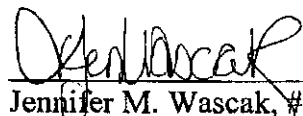
6. The valuation, as established above, shall be binding only with respect to tax year 2005.

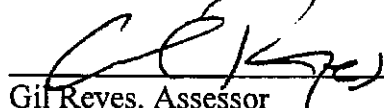
7. Brief narrative as to why the reduction was made: Reduced to market value.

8. Both parties agree that the hearing originally scheduled before the Board of Assessment Appeals on April 18, 2007 at 10:30 a.m., and continued to a hearing that has not yet been scheduled before the Board of Assessment Appeals, be vacated.

DATED this \_\_\_ day of December 2007.

  
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 Mike Sparks, Tax Rep  
 Assessment Technologies, Ltd  
 6201 Bonhomme Road, Suite 252N  
 Houston, TX 77036

  
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 Jennifer M. Wascak, #29457  
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 Gil Reyes, Assessor  
 450 South 4th Avenue  
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