

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p>Docket Number: 47016</p>
<p>Petitioner: ELDORADO RIDGE III LLC UND 33.5% INT.,</p> <p>v.</p> <p>Respondent: BROOMFIELD COUNTY BOARD OF EQUALIZATION.</p>	
<p>ORDER ON STIPULATION</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.: R1148027

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2006 actual value of the subject property.
3. The parties agreed that the 2006 actual value of the subject property should be reduced to:

Total Value: \$8,800,000

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

ORDER:

Respondent is ordered to reduce the 2006 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 20th day of December 2006.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

December 19, 2006

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**

Docket Number: 47016
Single County Schedule Number: R1148027

STIPULATION (As to Tax Year 2006 Actual Value)

ELDORADO RIDGE III LLC UND 33.5% INT.
Petitioner,

vs.

BROOMFIELD COUNTY BOARD OF EQUALIZATION,
Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2006 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as:

10901 W. 120th Avenue, Broomfield, Colorado;
Blair Subdivision Filing No. 2 Block 1 Lot 2;
Broomfield County Schedule No. R1148027.

2. The subject property is classified as Commercial Real property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2006:

Land	\$ 2,634,560.00
Improvements	\$ 8,615,440.00
Total	\$11,250,000.00

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

Land	\$ 2,634,560.00
Improvements	\$ 8,615,440.00
Total	\$11,250,000.00

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5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following tax year 2006 actual value for the subject property:

Land	<u>\$ 2,634,560.00</u>
Improvements	<u>\$ 6,165,440.00</u>
Total	<u>\$8,800,000.00</u>

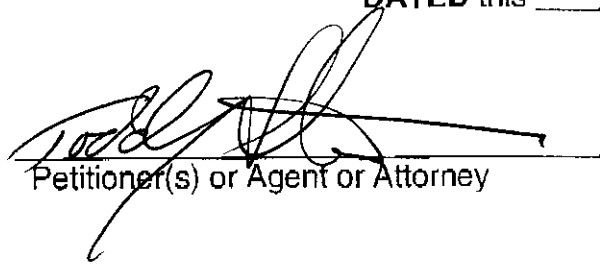
6. The valuation, as established above, shall be binding only with respect to tax year 2006.

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

Market and Income approaches indicated a reduction in value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on January 3, 2007, at 8:30 A.M. be vacated.

DATED this 18 day of December, 2006.

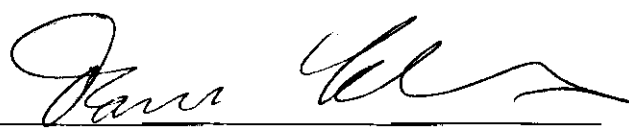


Petitioner(s) or Agent or Attorney

Address:

640 Plaza Dr. , Suite 290
Littleton, CO 80129

Telephone: 303-347-1879



Tami Yellico, #19417
Deputy City & County Attorney for Respondent,
Broomfield Board of Equalization

Address:

City and County of Broomfield
 One DesCombes Drive
 Broomfield, CO 80020

303-464-5806



Vickie J. Brown, County Assessor

Address:

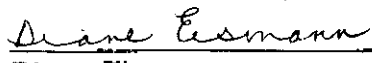
City and County of Broomfield
 P.O. Box 1149
 Broomfield, CO 80038-1149
 303-464-5815

Docket Number 47016

CERTIFICATE OF MAILING

The undersigned hereby certifies that a true and correct copy of the foregoing STIPULATION (As to Tax Year 2006 Actual Value) was faxed and sent via U.S. Postal Service, Regular Mail, prepaid, this 14th day of December, 2006, addressed to the following:

Fax: 303-866-4485
Board of Assessment Appeals
Room 315
1313 Sherman Street
Denver, CO 80203



Diane Eismann

BAA Docket No. 47016
Petitioner: Eldorado Ridge III LLC UND 33.5% INT.
Schedule No. R1148027