

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 47420
Petitioner: THE UHLMANN OFFICES, INC., v. Respondent: ARAPAHOE COUNTY BOARD OF EQUALIZATION.	
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.: 2075-27-2-10-001+6

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: \$30,275,000

(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 Arapahoe County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 30th day of May 2007.

BOARD OF ASSESSMENT APPEALS

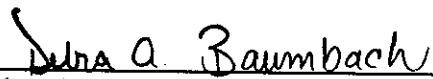
This decision was put on record

May 29, 2007

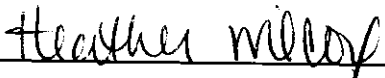


Karen E. Hart

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.



Debra A. Baumbach



Heather Wilcox



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 47420**

STIPULATION (As To Tax Years 2006 Actual Value)

THE UHLMANN OFFICES, INC.,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a 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. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as multi use and described as follows: See schedule numbers below. RA's 395-033 thru 039.

A brief narrative as to why the reduction was made: Analyzed cost, market & income information.

The parties have agreed that the 2006 actual value of the subject property should be reduced as follows:

ACTUAL VALUES, AS ASSIGNED BY ARAPAHOE COUNTY

<u>SCHEDULE NO.</u>	<u>LAND VALUE</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2006 ACTUAL VALUE</u>
2075-27-2-10-001	\$1,192,979	\$2,307,021	\$3,500,000
2075-27-2-10-002	\$1,194,114	\$3,805,886	\$5,000,000
2075-27-2-10-003	\$2,225,806	\$3,774,194	\$6,000,000
2075-27-2-10-006	\$ 496,109	\$2,003,891	\$2,500,000
2075-27-2-10-008	\$1,044,850	\$3,455,150	\$4,500,000
2075-27-2-13-001	\$1,370,230	\$3,129,770	\$4,500,000
2075-27-2-13-002	\$1,687,016	\$3,012,984	<u>\$4,700,000</u>
		TOTAL	\$30,700,000

ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

<u>SCHEDULE NO.</u>	<u>LAND</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2006 ACTUAL VALUE</u>
2075-27-2-10-001	\$1,192,979	\$2,258,568	\$3,451,547
2075-27-2-10-002	\$1,194,114	\$3,736,668	\$4,930,782
2075-27-2-10-003	\$2,225,806	\$3,691,132	\$5,916,938
2075-27-2-10-006	\$ 496,109	\$1,969,283	\$2,465,392
2075-27-2-10-008	\$1,044,850	\$3,392,853	\$4,437,703
2075-27-2-13-001	\$1,370,230	\$3,067,473	\$4,437,703

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2075-27-2-13-002

\$1,687,016

\$2,47,919

\$4,634,935

TOTAL

\$30,275,000

The valuation, as established above, shall be binding only with respect to the tax year 2006.
Both parties agree that the hearing before the Board of Assessment Appeals on this matter be vacated or is unnecessary if one has not yet been scheduled.

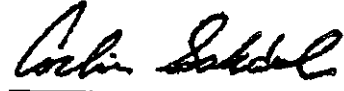
DATED this _____ day of _____ 2007.



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