

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p>Docket Number: 47624</p>
<p>Petitioner: CUB SQUARE CENTRE LLC,</p> <p>v.</p> <p>Respondent: JEFFERSON 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.: 187460+4

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: \$15,900,000

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

DATED AND MAILED this 31st day of May 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

May 30, 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



**Colorado Board of Assessment Appeals
CBOE APPEAL
STIPULATION**

Docket Number: 47624

Cub Square Centre LLC
Petitioner,

vs.

Jefferson County Board of Equalization
Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number(s): 187460, 187462, 187464, 402829 and 423176.
2. This Stipulation pertains to the year(s): 2006
3. The parties agree that the 2006 actual values of the subject property shall be Stipulated Values below:

Number	Values	Values	
187460	\$4,832,800	\$4,832,800	Total actual value, with allocated to land; and allocated to improvements.
	\$966,600	\$966,600	
	\$3,866,200	\$3,866,200	
187462	\$7,780,400	\$6,612,800	Total actual value, with allocated to land; and allocated to improvements.
	\$1,556,100	\$1,322,560	
	\$6,224,300	\$5,290,240	
187464	\$3,133,000	\$2,580,700	Total actual value, with allocated to land; and allocated to improvements.
	\$626,600	\$516,140	
	\$2,506,400	\$2,064,560	
402829	\$1,619,400	\$1,284,000	Total actual value, with allocated to land; and allocated to improvements.
	\$323,900	\$256,800	
	\$1,295,500	\$1,027,200	
423176	\$589,700	\$589,700	Total actual value, with allocated to land; and allocated to improvements.
	\$117,900	\$117,900	
	\$471,800	\$471,800	
Combined total			
Actual value	\$17,955,300	\$15,900,000	

4. If the Petitioner(s) were to add improvements or add to an existing improvement, then the Assessor's Office may increase the valuation to reflect that new addition. Petitioner(s) would have all available remedies to

dispute the additional assessment for the new or augmented improvements. Should an improvement be destroyed, then the Assessor's Office would make a downward adjustment in valuation to reflect the damage to or destruction of that improvement.

- 5. Petitioner(s) agree(s) to provide the Jefferson County Assessor, if applicable, with confidential information to assist in the appraisal process of future years. This information includes actual rent rolls, together with operating income and expense information for the property, which will be provided to the Assessor no later than March 15th of each year.
- 6. Petitioner(s) agrees to allow access to the improvements for the purposes of measuring or to obtain building condition information during normal business hours.
- 7. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of schedule number(s): 187460, 187462 187464, 402829 and 423176 for the assessment year(s) covered by this Stipulation.

Petitioner (s)

By:

Title:

Phone:

Date:

Docket Number:

Jefferson County Board of Equalization

By:

Title:

Phone:

Date:

100 Jefferson County Parkway
Golden, CO 80419

Ronald S. Loser
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 Title: *Ronald S. Loser*
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 Date: *5/24/07*

[Signature]
 By: *[Signature]*
 Title: *County Attorney*
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 Date: *5/24/07*