

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 48323
Petitioner: AP HOUSING LP, 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.: 1973-26-2-11-001

Category: Valuation Property Type: Residential

2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:

Total Value: \$2,596,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2007 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 4th day of June 2009.

BOARD OF ASSESSMENT APPEALS

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 Rigirozzi

Toni Rigirozzi



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 48323

STIPULATION (As To Tax Year 2007 Actual Value)

AP HOUSING LP

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

STATE OF COLORADO
BD OF ASSESSMENT APPEALS
2009 JUN -2 PM 12:36

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2007 valuation of the subject properties and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. A conference call with the petitioner and respondent has resulted in the following agreement:

Subject property is classified as RESIDENTIAL and described as follows: 10571 E. Ashbury Ave., County Schedule Number 1973-26-2-11-001.

A brief narrative as to why the reduction was made: Analyzed market information.

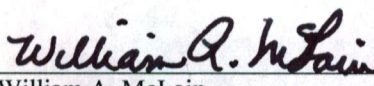
The parties have agreed that the 2007 actual value of the subject property should be reduced as follows:

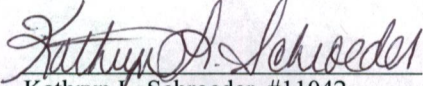
ORIGINAL VALUE		NEW VALUE (2007)	
Land	\$616,000	Land	\$616,000
Improvements	\$2,681,050	Improvements	\$1,980,000
Personal	\$0	Personal	\$0
Total	<u>\$3,297,050</u>	Total	<u>\$2,596,000</u>

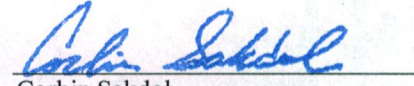
The valuation, as established above, shall be binding only with respect to the tax year 2007.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

DATED the _____ day of _____ 2009.


William A. McLain
Higgins, Hopkins, McLain and
Roswell
100 Garfield Street, Suite 300
Denver, CO 80206


Kathryn L. Schroeder, #11042
Arapahoe Cnty. Bd. Equalization
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Corbin Sakdol
Arapahoe County Assessor
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