

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 53423</b>
Petitioner: <b>MILLER FAMILY REAL ESTATE LLC,</b>  v.  Respondent: <b>EL PASO 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.: 63212-01-020**

**Category: Valuation      Property Type: Commercial Real**

2. Petitioner is protesting the 2009 actual value of the subject property.
3. The parties agreed that the 2009 actual value of the subject property should be reduced to:

**Total Value:            \$3,035,478**

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2009 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 17th day of June 2010.

**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

*Cara McKeller*

Cara McKeller



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BAA P 2/3

**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number: **53423**  
Single County Schedule Number: **63212-01-020**

STIPULATION (As to Tax Year **2009** Actual Value)

**Miller Family Real Estate LLC**

Petitioner(s),

vs.

**EL PASO COUNTY BOARD OF EQUALIZATION,**

Respondent

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2009** 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:

**LOT 1 LIBERTY TOYOTA SUB**

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 **2009**:

	Land:	<del>\$1,427,933.00</del> <b>1,472,933</b>
	Improvements:	<b>\$1,966,519.00</b>
	Total:	<b>\$3,439,452.00</b>

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


	Land:	<del>\$1,427,933.00</del> <b>1,472,933</b>
	Improvements:	<b>\$1,966,519.00</b>
	Total:	<b>\$3,439,452.00</b>

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BAA P 3/3

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2009 actual value for the subject property:

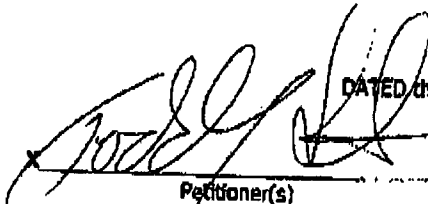
Land:	1,472,933.95	
Improvements:	\$1,562,545.00	
Total:	\$3,035,478.00	

6. The valuation, as established above, shall be binding only with respect to tax year 2009.

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

**New estimate reflect economic obsolescence supported by petitioner's income (profit)**

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 28, 2010 at 8:30 AM be vacated; or,  (check if appropriate) a hearing has not yet been scheduled before the Board of Assessment Appeals.

  
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 Petitioner(s)

By: Todd J Stevens, agent  
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Docket Number: 53423  
StipCnty.mst


Single Schedule No.

DATED this 12th day of May, 2010

  
 \_\_\_\_\_  
 County Attorney for Respondent,  
 Board of Equalization

Address: 27 East Vermijo  
Colorado Springs, CO 80903

Telephone: (719) 520-6485

  
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 County Assessor

Address: 27 East Vermijo  
Colorado Springs, CO 80903

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