

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p>Docket Number: 53737</p>
<p>Petitioner: 1000 SOUTH ASSOCIATES,</p> <p>v.</p> <p>Respondent: BOULDER 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.: R0087820

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: \$1,980,000

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



DATED AND MAILED this 27th day of April 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.

Melissa Nord
Melissa Nord

Debra A. Baumbach
Debra A. Baumbach

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

DOCKET NUMBER(s): 53737 2010 APR 23 P11 1:12

Account Number: R0087820

STIPULATION (As To Tax Year 2009 Actual Value)

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1000 South Associates

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent.

Petitioner 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 and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as follows:

Legal: Lot 4 Pearl Auto Sub.

Address: 2825 Wilderness Place, Boulder CO 80301

2. The subject property is classified as commercial.

3. The County Assessor assigned the following actual value to the subject property for tax year 2009:

Total \$ 2,050,000

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

Total \$ 2,050,000

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

Total \$ 1,980,000

Petitioner's Initials

NA

Date

4-22-10

Docket Number: 53737

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STIPULATION (As To Tax Year 2009 Actual Value)

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:

Value adjustment agreement is reached after a review of the income and expenses of the subject in relation to property values and data taken from the market.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 4, 2010, at 8:30, be vacated.

9. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.

DATED this _____ day of _____, _____.

Michael Koertje Agent for Owner
Petitioner or Attorney

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JERRY ROBERTS
Boulder County Assessor

By: [Signature]
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