

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 55546
Petitioner: 45 INVERNESS DRIVE EAST, LLC, v. Respondent: ARAPAHOE COUNTY BOARD OF COMMISSIONERS.	
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.: 2075-35-1-04-005

Category: Abatement Property Type: Commercial Real
2. Petitioner is protesting the 07-08 actual value of the subject property.
3. The parties agreed that the 07-08 actual value of the subject property should be reduced to:

Total Value: \$650,000

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 07-08 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 7th day of October 2011.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

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

CM

Cara McKeller

Debra A. Baumbach

Debra A. Baumbach

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STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 55546

2011 OCT -5 PM 12:14

STIPULATION (As To Tax Year 2007 and 2008 Actual Value)

45 INVERNESS DRIVE EAST, LLC

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF COMMISSIONERS

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2007 and 2008 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 have resulted in the following agreement:

Subject property is classified as COMMERCIAL and described as follows: 45 Inverness Dr. E., County Schedule Number 2075-35-1-04-005.

A brief narrative as to why the reduction was made: Analyzed cost, market and income information. The property went from exempt to taxable ownership during 2007 and the new value shall be prorated accordingly.

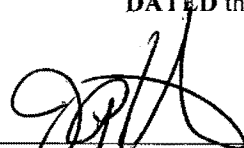
The parties have agreed that the 2007 and 2008 actual value of the subject property should be reduced as follows:

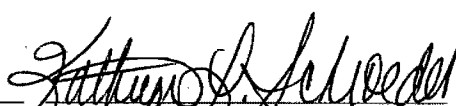
ORIGINAL VALUE		NEW VALUE (2007 and 2008)	
Land	\$216,188	Land	\$216,188
Improvements	\$533,812	Improvements	\$433,812
Personal	\$0	Personal	\$0
Total	\$750,000	Total	\$650,000


The valuation, as established above, shall be binding only with respect to the tax year 2007 and 2008.

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 22 day of AUGUST 2011.


Consensus Asset Valuation
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