

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 56421
Petitioner: TUO-GREENWOOD VILLAGE LLC, 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.: 2075-27-2-10-001+6

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2010 actual value of the subject property.
3. The parties agreed that the 2010 actual value of the subject property should be reduced to:

Total Value: \$24,810,000

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

ORDER:

Respondent is ordered to reduce the 2010 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 23rd day of February 2012.

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.

Debra A. Baumbach

Debra A. Baumbach

Cara McKeller

Cara McKeller



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 56421**

AMENDED STIPULATION (As To Tax Year 2010 Actual Value)

TUO-GREENWOOD VILLAGE LLC

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2010 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: 9672 E. Arapahoe Rd.; 9600 E. Arapahoe Rd.; 9632 E. Arapahoe Rd.; 6880 S. Clinton St.; 6860 S. Clinton St.; 6800 S. Dayton St. W. and 6800 S. Dallas Wy., County Schedule Number(s) 2075-27-2-10-001; 2075-27-2-10-002; 2075-27-2-10-003; 2075-27-2-10-006; 2075-27-2-10-008; 2075-27-2-13-001 and 2075-27-2-13-002.

A brief narrative as to why the reduction was made: Applied 2009 value after final appeal.

The parties have agreed that the 2010 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE	
2075-27-2-10-001		(2010)	
Land	\$1,590,639	Land	\$1,590,639
Improvements	\$1,289,361	Improvements	\$1,229,776
Personal	\$0	Personal	\$0
Total	<u>\$2,880,000</u>	Total	<u>\$2,820,415</u>
2075-27-2-10-002		(2010)	
Land	\$1,592,152	Land	\$1,592,152
Improvements	\$2,437,848	Improvements	\$2,360,821
Personal	\$0	Personal	\$0
Total	<u>\$4,030,000</u>	Total	<u>\$3,952,973</u>
2075-27-2-10-003		(2010)	
Land	\$2,967,741	Land	\$2,967,741
Improvements	\$1,872,259	Improvements	\$1,776,611
Personal	\$0	Personal	\$0
Total	<u>\$4,840,000</u>	Total	<u>\$4,744,352</u>

ORIGINAL VALUE**2075-27-2-10-006**

Land \$661,479
 Improvements \$1,838,521
 Personal \$0
 Total \$2,500,000

NEW VALUE**(2010)**

Land \$661,479
 Improvements \$1,732,266
 Personal \$0
 Total \$2,393,745

ORIGINAL VALUE**2075-27-2-10-008**

Land \$1,393,133
 Improvements \$1,036,867
 Personal \$0
 Total \$2,430,000

NEW VALUE**(2010)**

Land \$1,393,133
 Improvements \$542,961
 Personal \$0
 Total \$1,936,094

ORIGINAL VALUE**2075-27-2-13-001**

Land \$1,826,973
 Improvements \$2,823,027
 Personal \$0
 Total \$4,650,000

NEW VALUE**(2010)**

Land \$1,826,973
 Improvements \$2,730,907
 Personal \$0
 Total \$4,557,880

ORIGINAL VALUE**2075-27-2-13-002**

Land \$2,249,355
 Improvements \$2,240,645
 Personal \$0
 Total \$4,490,000

NEW VALUE**(2010)**

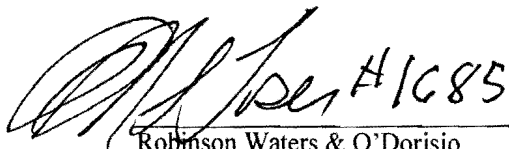
Land \$2,249,355
 Improvements \$2,155,186
 Personal \$0
 Total \$4,404,541

Total**\$25,820,000****Total****\$24,810,000**

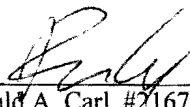
The valuation, as established above, shall be binding only with respect to the tax year 2010.

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 26 day of January 2012.



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