

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 56493
Petitioner: 1543 WAZEE, LLC, v. Respondent: DENVER 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.: 02331-13-028-028+2

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: \$4,177,800

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

DATED AND MAILED this 24th day of October 2011.

BOARD OF ASSESSMENT APPEALS

Diane M DeVries

Diane M. DeVries

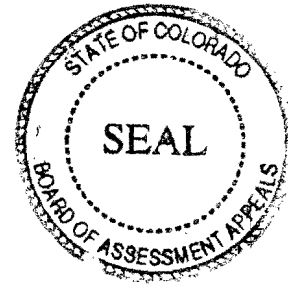
Debra A Baumbach

Debra A. Baumbach

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

Cara McKeller

Cara McKeller



02331-13-028-028

Land	\$	341,300.00
Improvements	\$	<u>1,280,500.00</u>
Total	\$	1,621,800.00

02331-13-029-029

Land	\$	341,300.00
Improvements	\$	<u>1,280,500.00</u>
Total	\$	1,621,800.00

02331-13-030-030

Land	\$	341,300.00
Improvements	\$	<u>1,280,500.00</u>
Total	\$	1,621,800.00

4. After appeal to the Board of Equalization of the City and County of Denver, the Board of Equalization of the City and County of Denver valued the subject property as follows:

02331-13-028-028

Land	\$	341,300.00
Improvements	\$	<u>1,280,500.00</u>
Total	\$	1,621,800.00

02331-13-029-029

Land	\$	341,300.00
Improvements	\$	<u>1,280,500.00</u>
Total	\$	1,621,800.00

02331-13-030-030

Land	\$	341,300.00
Improvements	\$	<u>1,280,500.00</u>
Total	\$	1,621,800.00

5. After further review and negotiation, the Petitioner and Board of Equalization of the City and County of Denver agree to the following actual value for the subject property for tax year 2010.

002331-13-028-028

Land	\$	341,300.00
Improvements	\$	<u>1,051,300.00</u>
Total	\$	1,392,600.00

02331-13-029-029

Land	\$	341,300.00
Improvements	\$	<u>1,051,300.00</u>
Total	\$	1,392,600.00

02331-13-030-030

Land	\$	341,300.00
Improvements	\$	<u>1,051,300.00</u>
Total	\$	1,392,600.00

- The valuations, as established above, shall be binding only with respect to tax year 2010.
- Brief narrative as to why the reduction was made:

Adjustment was based on vacancy and the condition as of the assessment date.

- Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

DATED this 14th day of October, 2011.

Agent/Attorney/Petitioner

Board of Equalization of the City and County of Denver

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