

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 57685
Petitioner: ALBION LLC, v. Respondent: BOULDER 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.: R0507026

Category: Abatement Property Type: Commercial Real
2. Petitioner is protesting the 09-10 actual value of the subject property.
3. The parties agreed that the 09-10 actual value of the subject property should be reduced to:

Total Value: \$538,500

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

ORDER:

Respondent is ordered to reduce the 09-10 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 7th day of November 2011.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

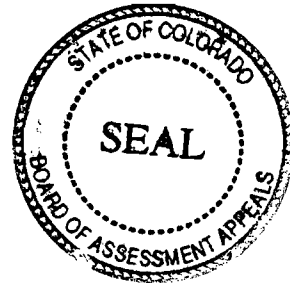
Debra A. Baumbach

Debra A. Baumbach

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

CM

Cara McKeller



2011 NOV -3 PM 1:43

Account Number: R0507026

STIPULATION (As To Tax Years 2009-2010 Actual Value)

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Albion LLC

Petitioner,

vs.

Boulder County Board of Commissioners,

Respondent.

Petitioner and Respondent hereby enter into this Abatement Stipulation regarding the tax years 2009-2010 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: Unit B, North End Office Building Condominiums, First Amendment. Street address: 1503 Yarmouth Avenue, Unit B, Boulder, CO.
2. The subject property is classified as commercial.
3. The County Assessor assigned the following actual value to the subject property for tax years 2009-2010:

Total \$ 702,000

4. After a timely petition for abatement or refund of taxes to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

Total \$ 702,000

5. After further review and negotiation, Petitioner and County Board of Commissioners agree to the following tax years 2009-2010 actual value for the subject property:

Total \$ 538,500

Petitioner's Initials

ES

Date

10-29-11

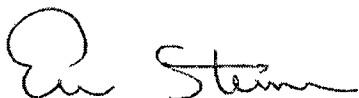
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STIPULATION (As To Tax Years 2009-2010 Actual Value)

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6. Brief narrative as to why the reduction was made: after an interior inspection of the subject and a review of market data was completed, the parties agree that an adjustment to the actual value was in order.
7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on November 18, 2011 at 8:30 AM, be vacated.
8. 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 29TH day of OCTOBER, 2011.




Petitioner(s) or Attorney #6555

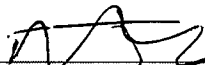
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