



**ORDER:**

Respondent is ordered to reduce the 2011 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 20th day of August 2012.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

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Diane M. DeVries

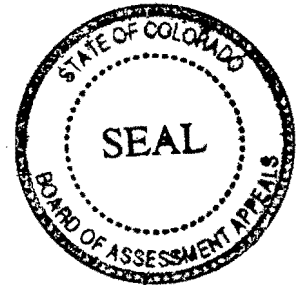
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

*CM*

\_\_\_\_\_  
Cara McKeller



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 58548**

**STIPULATION (As To Tax Year 2011 Actual Value)**

**ARAPAHOE CROSSING LP**

Petitioners,

vs.

**ARAPAHOE COUNTY BOARD OF EQUALIZATION,**

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2011 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: 6500, 6554 and 6584 S. Parker Rd., County Schedule Number(s) 2073-20-3-08-006, 2073-20-3-08-009 and 2073-20-4-10-001.

A brief narrative as to why the reduction was made: Analyzed income information.

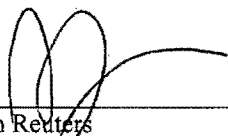
The parties have agreed that the 2011 actual value of the subject property should be reduced as follows:

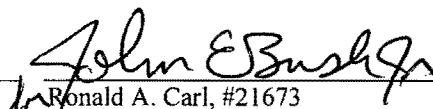
<b>ORIGINAL VALUE</b>		<b>NEW VALUE</b>	
<b>2073-20-3-08-006</b>		<b>(2011)</b>	
Land	\$7,167,321	Land	\$7,167,321
Improvements	\$23,250,679	Improvements	\$19,177,030
Personal	\$0	Personal	\$0
<b>Total</b>	<b>\$30,418,000</b>	<b>Total</b>	<b>\$26,344,351</b>
<b>ORIGINAL VALUE</b>		<b>NEW VALUE</b>	
<b>2073-20-3-08-009</b>		<b>(2011)</b>	
Land	\$1,150,320	Land	\$1,150,320
Improvements	\$819,680	Improvements	\$615,807
Personal	\$0	Personal	\$0
<b>Total</b>	<b>\$1,970,000</b>	<b>Total</b>	<b>\$1,766,127</b>
<b>ORIGINAL VALUE</b>		<b>NEW VALUE</b>	
<b>2073-20-4-10-001</b>		<b>(2011)</b>	
Land	\$18,296,790	Land	\$18,296,790
Improvements	\$8,503,210	Improvements	\$11,462,732
Personal	\$0	Personal	\$0
<b>Total</b>	<b>\$26,800,000</b>	<b>Total</b>	<b>\$29,759,522</b>
<b>Total</b>	<b>\$59,188,000</b>	<b>Total</b>	<b>\$57,870,000</b>


The valuation, as established above, shall be binding only with respect to the tax year 2011.

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 9<sup>th</sup> day of July 2012

  
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