

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 58994
Petitioner: GRANDE INVESTMENTS LLC 84% & WESRCHESTER LLC 16%, 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.: 1973-28-1-02-014

Category: Valuation Property Type: Industrial

2. Petitioner is protesting the 2011 actual value of the subject property.

3. The parties agreed that the 2011 actual value of the subject property should be reduced to:

Total Value: \$2,800,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

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 25th day of June 2012.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

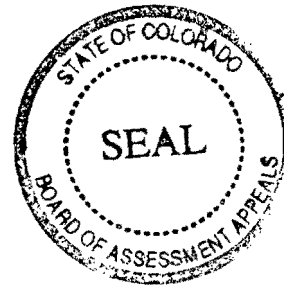
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

CW

Cara McKeller



STATE OF COLORADO
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BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 58994

ARAPAHOE COUNTY
MAY 24 2012
ATTORNEY'S OFFICE

STIPULATION (As To Tax Year 2011 Actual Value)

GRANDE INVESTMENTS LLC 84% & WESTCHESTER LLC 16%

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 INDUSTRIAL and described as follows: 2200 S. Valentia, County Schedule Number: 1973-28-1-02-014.

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

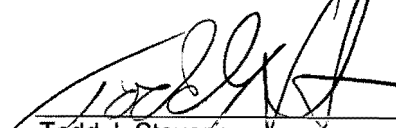
The parties have agreed that the 2011 actual value of the subject property should be reduced as follows:

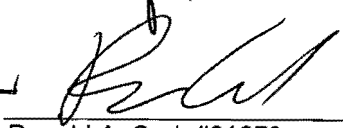
ORIGINAL VALUE		NEW VALUE (2011)	
Land	\$797,800	Land	\$797,800
Improvements	\$2,661,800	Improvements	\$2,002,200
Personal	\$0	Personal	\$0
Total	<u>\$3,459,600</u>	Total	<u>\$2,800,000</u>


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 22 day of May 2012.


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Corbin Sakdol
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