BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

CHURCHILL APARTMENTS LLC,

٧.

Respondent:

DENVER COUNTY BOARD OF EQUALIZATION.

ORDER ON STIPULATION

Docket Number: 60278

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.: 05114-06-040-000

Category: Valuation Property Type: Residential

- 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:

\$1,755,000

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

DATED AND MAILED this 12th day of September 2012.

BOARD OF ASSESSMENT APPEALS

Wearen Wernies

Julia a Baumbach

Diane M. DeVries

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

Cara McKeller

Debra A. Baumbach

2012 SEP 11 AM 11: 04

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO	
1313 Sherman Street, Room 315	
Denver, Colorado 80203	
Deriver, Colorado 80203	
Petitioner:	
CHURCHILL APARTMENTS LLC	
CHOHOLIEL AFARTMENTS LLC	Docket Number:
V.	BOCKET WITHOUT.
•	60278
Respondent:	00270
Trooporioonic	Schedule Number:
DENVER COUNTY BOARD OF EQUALIZATION	
Attorney for Denver County Board of Equalization of the	05114-06-040-000
City and County of Denver	
City Attorney	
Assistant City Attorney	
201 West Colfax Avenue, Dept. 1207	
Denver, Colorado 80202	
Telephone: 720-913-3275	
Facsimile: 720-913-3180	
CTIBLE ATION (AC TO TAY VEAD 2011 AC	TUAL VALUES
STIPULATION (AS TO TAX YEAR 2011 AC	TUAL VALUE)

Petitioner, CHURCHILL APARTMENTS LLC and Respondent, DENVER COUNTY BOARD OF EQUALIZATION OF THE CITY AND COUNTY OF DENVER, hereby enter into this Stipulation regarding the 2011 tax year valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

30 S. Emerson Street Denver, Colorado

- 2. The subject property is classified as residential real property.
- 3. The County Assessor originally assigned the following actual value to the subject property for tax year 2011.

Land	\$ 645,300
Improvements	\$ 1,475,100
Total	\$ 2,120,400

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:

Land	\$ 645,300
Improvements	\$ 1,475,100
Total	\$ 2,120,400

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 2011.

Land	\$ 645,300
Improvements	\$ 1,109,700
Total	\$ 1,755,000

- 6. The valuations, as established above, shall be binding only with respect to tax year 2011.
 - 7. Brief narrative as to why the reduction was made:

Based on further review of market data, an adjustment is warranted.

8. 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 6th day of Sphereby 2012

Agent/Attorney/Petitioner

Todd J. Stevens

Stevens & Associates, Inc. 9800 Mt. Pyramid Ct, Suite 200

Englewood, CO 80110 Telephone: (303) 347-1878 Board of Equalization of the City and

County of Denver

201 West Colfax Avenue, Dept. 1207

Denver, CO 80202

Telephone: 720-913-3275

Fax: 720-913-3180 Docket No: 60278