

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 60329</b>
Petitioner: <b>1007 WALNUT STREET LIMITED LIABILITY COMPANY,</b>  v.  Respondent: <b>BOULDER COUNTY BOARD OF EQUALIZATION.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R0515022+2**  
  
**Category: Valuation      Property Type: Commercial Real**
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:            \$4,903,310**  
 (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 Boulder County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 6th day of November 2012.

**BOARD OF ASSESSMENT APPEALS**

*Diane M DeVries*

\_\_\_\_\_  
Diane M. DeVries

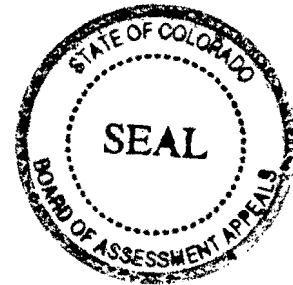
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*am*

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

*Debra A. Baumbach*

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Debra A. Baumbach



2012 OCT 22 AM 8:33

BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER: 60329

Account Number(s): R0515022, R0515024, R0515025

STIPULATION (As To Tax Year 2011 Actual Value)

PAGE 1 OF 2

1007 Walnut Street Limited Liability Company

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2011 valuation of the subject properties, 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 properties subject to this Stipulation are described as follows:

- a. R0515022 – 1011 Walnut Unit 100
- b. R0515024 – 1011 Walnut Unit 300
- c. R0515025 – 1011 Walnut Unit 400

2. The subject properties are classified as commercial condominiums.

3. The County Assessor assigned the following actual value to the subject properties for tax year 2011:

- |                                    |              |
|------------------------------------|--------------|
| a. R0515022 – 1011 Walnut Unit 100 | \$ 936,950   |
| b. R0515022 – 1011 Walnut Unit 300 | \$ 2,277,290 |
| c. R0515025 – 1011 Walnut Unit 400 | \$ 1,776,360 |

4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject properties as follows:

- |                                    |              |
|------------------------------------|--------------|
| a. R0515022 – 1011 Walnut Unit 100 | \$ 936,950   |
| b. R0515022 – 1011 Walnut Unit 300 | \$ 2,277,290 |
| c. R0515025 – 1011 Walnut Unit 400 | \$ 1,776,360 |

Petitioner's Initials                     

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STIPULATION (As To Tax Year 2011 Actual Value)

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5. After further review and negotiation, Petitioner and County Board of Equalization agree to the tax year 2011 actual value for the subject property:

- a. R0515022 – 1011 Walnut Unit 100 \$ 936,950 (no change)
- b. R0515022 – 1011 Walnut Unit 300 \$ 2,190,000 (stipulated value)
- c. R0515025 – 1011 Walnut Unit 400 \$ 1,776,360 (no change)

6. Brief narrative as to why the reduction was made:

The stipulated value for unit 300 is based on an analysis of comparable sales.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 5, 2012, at 8:30, 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 16 day of October, 2012.

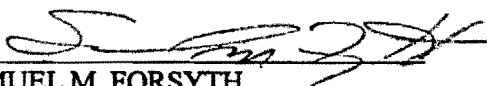
  
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JERRY ROBERTS  
Boulder County Assessor

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