

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 60922</b>
Petitioner: <b>ZAKHEM CENTER, LLC,</b>  v. Respondent: <b>ARAPAHOE 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.: 1971-32-4-40-001+1**

**Category: Valuation      Property Type: Commercial Real**
2. Petitioner is protesting the 2012 actual value of the subject property.
3. The parties agreed that the 2012 actual value of the subject property should be reduced to:  

**Total Value:            \$3,200,000**

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

**ORDER:**

Respondent is ordered to reduce the 2012 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 26th day of December 2012.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

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Diane M. DeVries

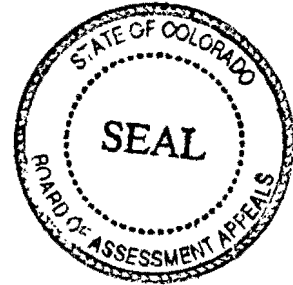
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*CM*

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

*Debra A. Baumbach*

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Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 60922

STATE OF COLORADO  
BD OF ASSESSMENT APPEALS  
2012 DEC 17 AM 9:58

STIPULATION (As To Tax Year 2012 Actual Value)

ZAKHEM CENTER LLC

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2012 valuation of nine subject properties listed in this Petition and jointly move the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as COMMERCIAL and described as follows: 3400 South Federal Blvd. A and 3400 South Federal Blvd. C, County Schedule Numbers: 1971-32-4-40-001 and 1971-32-4-40-002.

A brief narrative as to why the reduction was made: Applied 2011 value after final appeal.

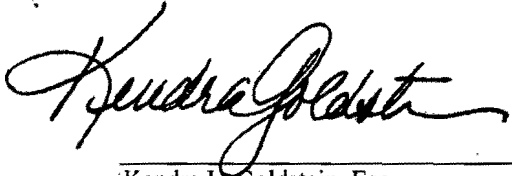
The parties have agreed that the 2012 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE	
1971-32-4-40-001		(2012)	
Land	\$364,660	Land	\$364,660
Improvements	\$1,555,340	Improvements	\$1,189,490
Personal		Personal	
Total	<u>\$1,920,000</u>	Total	<u>\$1,554,150</u>
ORIGINAL VALUE		NEW VALUE	
1971-32-4-40-002		(2012)	
Land	\$364,660	Land	\$364,660
Improvements	\$1,555,340	Improvements	\$1,281,190
Personal		Personal	
Total	<u>\$1,920,000</u>	Total	<u>\$1,645,850</u>
Total	\$3,840,000		\$3,200,000

The valuation, as established above, shall be binding only with respect to the tax year 2012.

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 8<sup>th</sup> day of November 2012.



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Corbin Sakdol  
Arapahoe County Assessor  
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