

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: **61895**

Petitioner:

JJH PROPERTIES LLC

v.

Respondent:

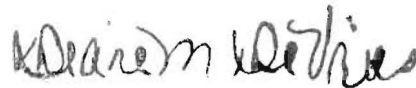
ARAPAHOE COUNTY BOARD OF EQUALIZATION

AMENDMENT TO ORDER (On Stipulation)

THE BOARD OF ASSESSMENT APPEALS hereby amends its August 23, 2013 Order in the above-captioned appeal to reflect that the correct stipulated amount should be \$ 1,762,000 In all other respects, the August 23, 2013 Order shall remain in full force and effect.

DATED/MAILED this 13th day of June, 2014.

BOARD OF ASSESSMENT APPEALS



Diane M. DeVries



Debra A. Baumbach

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



Cara McKeller

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 61895

CORRECTED STIPULATION (As To Tax Year 2011 Actual Value)

JJH PROPERTIES LLC,

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF COMMISSIONERS,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2011 valuation of the property 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: 4250 S. Santa Fe Dr., County Schedule Number: 2077-04-4-11-027.

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

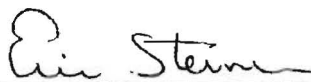
The parties have agreed that the 2011 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE 2011	
Land	\$1,371,305	Land	\$1,371,305
Improvements	\$1,307,095	Improvements	\$390,695
Personal		Personal	
Total	<u>\$2,678,400</u>	Total	<u>\$1,762,000</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 19th day of March 2014.



Eric Steiner
2325 Rand Ave.
Colorado Springs, CO 80905
(719) 632-1224

3-19-2014



Ronald A. Carl, #21673
Arapahoe Cnty. Bd. Equalization
5334 S. Prince St.
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Corbin Sakdol
Arapahoe County Assessor
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BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 61895
Petitioner: JJH PROPERTIES LLC, v. Respondent: ARAPAHOE COUNTY BOARD OF COMMISSIONERS.	
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.: 2077-04-4-11-027

Category: Abatement 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: \$1,241,000

(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 23rd day of August 2013.

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

CM

Cara McKeller



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 61895

STATE OF COLORADO
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STIPULATION (As To Tax Year 2011 Actual Value)

JJH PROPERTIES LLC,

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF COMMISSIONERS,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2011 valuation of the property 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: 4250 S. Santa Fe Dr., County Schedule Number: 2077-04-4-11-027.

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	\$1,371,305	Land	\$1,090,788
Improvements	\$1,307,095	Improvements	\$150,212
Personal		Personal	
Total	\$2,678,400	Total	\$1,241,000


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 30th day of July 2013.


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7-29-2013


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